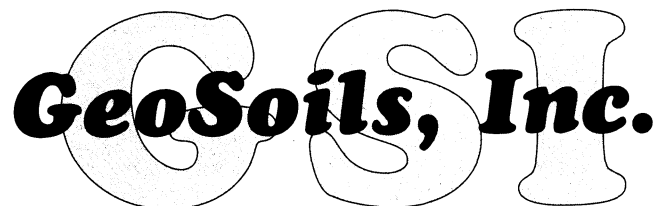


**PHASE I ENVIRONMENTAL SITE ASSESSMENT
27 ACRES, 11739 FUERTE FARMS ROAD
EL CAJON, SAN DIEGO COUNTY, CALIFORNIA 92020**

**REYNOLD'S COMMUNITIES
1908 FRIENDSHIP DRIVE, SUITE A
EL CAJON, CALIFORNIA 92020**



Geotechnical • Geologic • Environmental

**PHASE I ENVIRONMENTAL SITE ASSESSMENT
27 ACRES, 11739 FUERTE FARMS ROAD
EL CAJON, SAN DIEGO COUNTY, CALIFORNIA 92020**

**REYNOLD'S COMMUNITIES
1908 FRIENDSHIP DRIVE, SUITE A
EL CAJON, CALIFORNIA 92020**

W.O. E3521-SC

FEBRUARY 21, 2003



Geotechnical • Geologic • Environmental

5741 Palmer Way • Carlsbad, California 92008 • (760) 438-3155 • FAX (760) 931-0915

February 21, 2003

W.O. E3521-SC

Reynold's Communities

1908 Friendship Drive, Suite A
El Cajon, California 92020

Attention: Mr. Len Matchniff

Subject: Phase I Environmental Site Assessment, 27 Acres, 11739 Fuerte Farms Road, El Cajon, San Diego County, California 92020

Dear Mr. Matchniff:

GeoSoils, Inc. (GSI), is pleased to present the results of our Phase I Environmental Site Assessment (ESA) of the subject property in the City of El Cajon, San Diego County, California. This study was conducted for the purpose of assessing the potential for the presence, to the extent practical, of hazardous materials/waste and/or petroleum contamination (i.e., recognized environmental conditions) at the subject site.

This Phase I Environmental Site Assessment was conducted in general conformance with the scope and limitations of ASTM Practice E-1527. This practice is intended, by the ASTM Committee E-50, to be a general guideline standard and used on a voluntary basis. Any major exceptions to, or deletions from, this practice are described in the relevant sections of this report.

SUMMARY

Based upon the information obtained during the course of this assessment, GSI presents the following summary of findings and conclusions:

- Based upon our field reconnaissance of the property, interviews with the property owner, and review of historic land use utilizing readily available previous reports and historical photographs, the property was utilized for agriculture (avocado and citrus orchard) from at least 1938 to approximately 1940. After 1940, the property was utilized as a poultry farm. A small grove of trees was noted on the property in the 1953 aerial photograph. The property has been utilized as a poultry farm from 1940 until the present.

- Based upon our recent field reconnaissance on February 11, 2003, five residential structures, maintenance sheds, and chicken structures are scattered throughout the property. The residences utilize septic systems and water is supplied from four groundwater wells located on the property.
- Several debris piles were observed on the property. Debris consisted of wood, metal, abandoned farm equipment, vehicle parts and frames, landscape debris, empty 5-gallon containers, empty 55-gallon drums, etc. Several of the drums contain used oil. No surficial soil staining was observed; however, the piles were not disturbed. There was no visible surficial staining. There does not appear to be significant surficial evidence of onsite hazardous materials/waste and/or petroleum contamination. There was no evidence of underground storage tanks (USTs). Two above ground storage tanks (ASTs) were observed on the subject property. One AST contains gasoline and the other tank contains diesel. The ASTs are maintained in a bermed enclosure. Three water ASTs are located on the property. According to Mr. Tom Hooper, the property owner, three USTs were removed from the property 30 years ago.
- Properties adjacent to and surrounding the site currently consist of residential property, an elementary school on the west, and a city park on the south. These properties are not anticipated to represent a significant environmental concern to the subject site, provided lawful procedures for petroleum products and restricted agricultural chemical use and storage are followed.
- According to Mr. Hooper, depth to groundwater in wells on his property, measures approximately 20 feet. "Perched" groundwater, where relatively impermeable fill and/or sediments underlie relatively permeable fill and/or sediments filled with water may be encountered at shallower depths onsite, especially during the rainy season. No surface water was observed onsite. The local groundwater gradient is estimated to be in a southerly direction.
- Owing to past site use, elevated concentrations of nitrate may be locally present in the groundwater.
- Based upon review of our agency database records search (Appendix C), the subject property is reported as storing up to 1,000 gallons of diesel, up to 350 gallons of gasoline, up to 110 gallons of hydraulic/motor oil, up to 40 gallons of Methomyl 1 percent Golden Melrin-Star Bar, and Diaphacinone 0.005 percent onsite. Based upon our recent site reconnaissance and observations onsite, and our interview with Mr. Hooper, it is GSI's opinion that the petroleum and poultry chemicals onsite are properly containerized and utilized. A 550-gallon gasoline, historical UST is reported onsite (reported installed in 1980). Mr. Hooper indicated all USTs were removed years ago.

1 UST onsite?

An additional site/facility is reported in the agency database records. The California Hazardous Material Incident Report System reported an accidental spill at 11204 Explorer Road, located greater than ½ mile down groundwater gradient from the subject site. The report indicated that 9 gallons of mineral oil were spilled in a vehicle versus transformer accident on October 19, 2000. Approximately 3 gallons of the mineral oil went down a storm drain and the reporting party cleaned up the remaining 6 gallons. Based on the location of this site (distance greater than ½ mile and down groundwater gradient), it is GSI's opinion that this site presents a low potential to environmentally impact the subject site.

- There does not appear to be a documented and/or reported commercial or industrial facility, or a municipal landfill within a 1-mile radius of the site that represents a significant environmental concern to the subject site.

Based upon the scope of work completed, GSI concludes that the overall potential for significant hazardous materials/waste and/or petroleum contamination onsite is low. The uncertainty of potential environmental concerns; however, can not be entirely eliminated. Based upon the information obtained during the course of the assessment, GSI presents the following recommendations:

- An asbestos and lead survey should be performed on the site by a licensed asbestos/lead contractor prior to demolition of the existing structures onsite. asbestos &
lead
surveys
- Based upon the historic property use, septic tanks (systems) exist on the property. Although not considered a hazardous waste, any buried septic systems should be properly removed or abandoned following health department guidelines. septic
sh1)
on
site
- Owing to the site's historic agricultural use, it is possible that buried/concealed/hidden tanks and agricultural by-products, both below and above ground may have existed or exist, and may not be apparent at the time of our site visits. Accordingly, this should be considered during project feasibility planning and construction.
- Existing above ground storage tanks should be removed according to local regulatory requirement. During tank removals onsite, a GSI representative should be onsite to observe the soils for signs of contamination.
- All trash, debris, and waste materials (including 55-gallon drums) should be disposed of offsite, in accordance with current local, state and federal disposal regulations. Any materials containing petroleum residues encountered during property improvements should be evaluated prior to removal and disposal following proper procedures. Any buried trash/debris encountered should be evaluated by an experienced environmental consultant prior to removal.

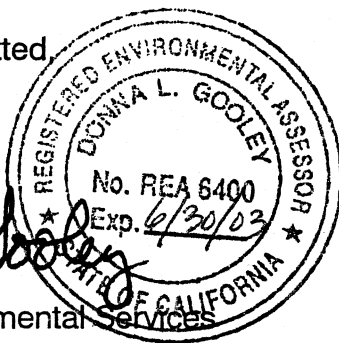
- The water wells should be abandoned in accordance with state guidelines by a licensed water well contractor following state protocol. Should the onsite wells be used, testing for nitrates should be performed.
- All manure and manure-rich soils should be removed from the site and properly disposed of. The Uniform Building Code (1997) indicates that significant organic material should not be utilized in fill material. This is based on the fact that organic material does not compact well and will not provide suitable bearing material for settlement-sensitive developments.
- Based upon the information collected by GSI during this environmental site assessment, further studies or action, other than the above, are not proposed from an environmental viewpoint, at this time.

We appreciate the opportunity to be of service to you. If you have any questions pertaining to this report or any other matter, please do not hesitate to call us at (760)438-3155.

Respectfully submitted

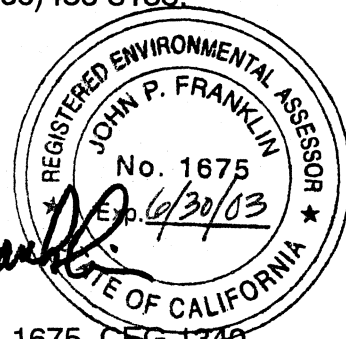
GeoSoils, Inc.

Donna Gooley
Donna Gooley
Director of Environmental Services
REA-1 6400



Reviewed by:

John P. Franklin
John P. Franklin
Manager, REA-1 1675, CEG 1340



DG/JPF/vm

Distribution: (4) Addressee

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Appendix A - References	Rear of Text
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Plate 1 - Site Map	Rear of Text in Folder

**PHASE I ENVIRONMENTAL SITE ASSESSMENT
27 ACRES, 11739 FUERTE FARMS ROAD
EL CAJON, SAN DIEGO COUNTY, CALIFORNIA 92020**

INTRODUCTION

Purpose and Scope

In accordance with our proposal and Client's (Reynold's Communities) authorization, GeoSoils, Inc. (GSI), has completed this Phase I Environmental Site Assessment (ESA) report covering the subject property, the location of which is illustrated in Figure 1. The subject property is described as:

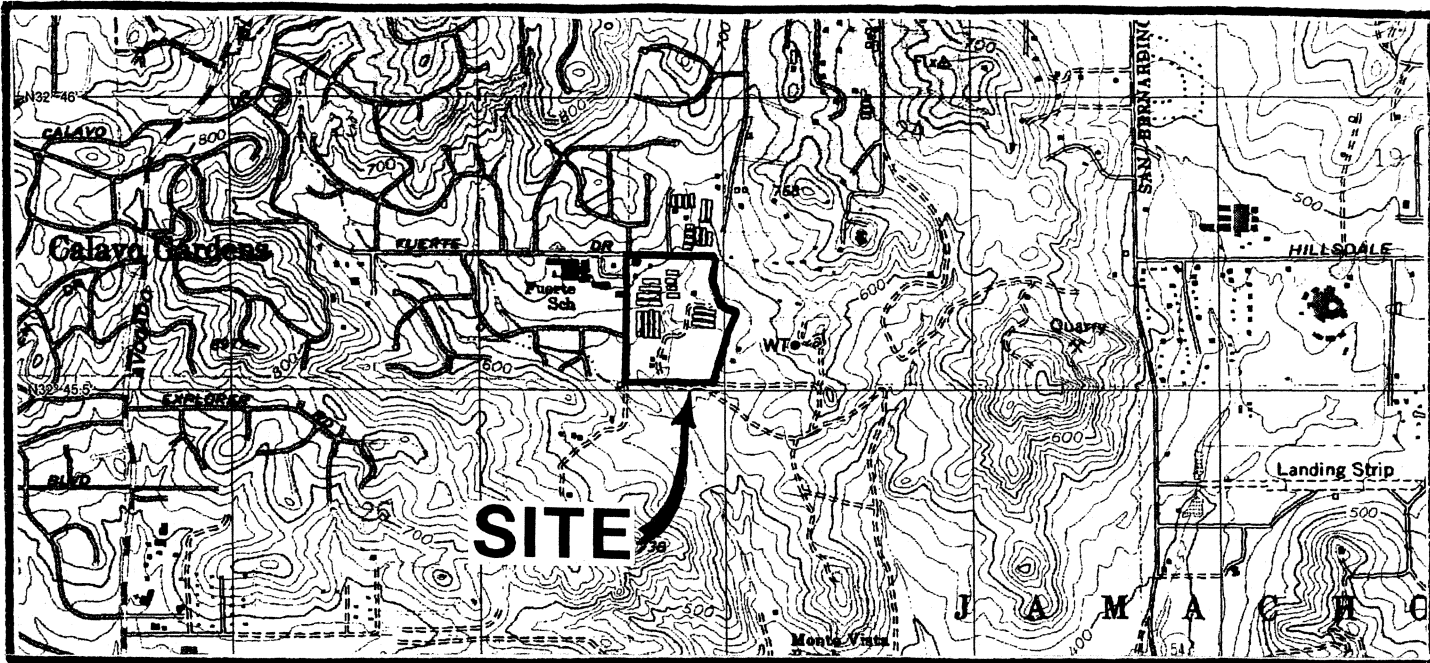
**Assessor's Parcel Number: 498-153-01
11739 Fuerte Farms Road
El Cajon, San Diego County, California**

This ESA was prepared for the purpose of assessing, to the extent practical, the potential for *recognized environmental conditions* from past or present uses at the subject property. A *recognized environmental condition* is defined by ASTM Standard E 1527-00 as:

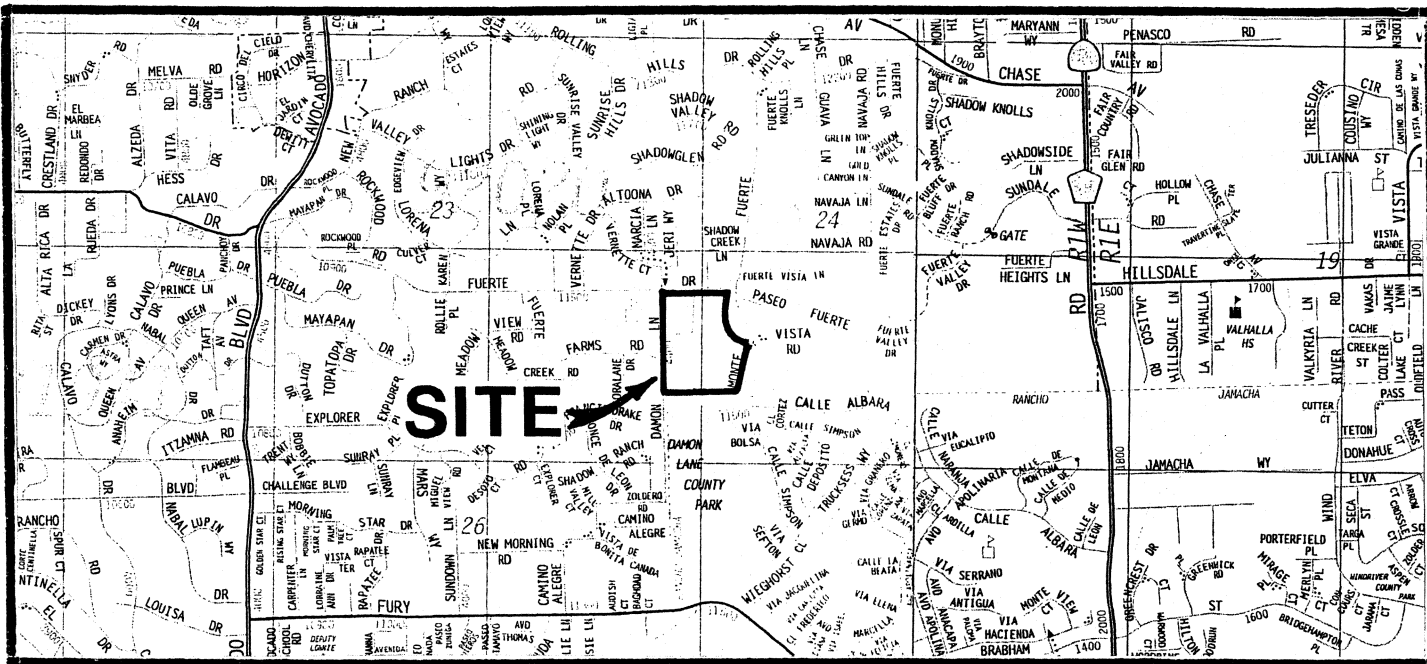
The presence or likely presence, of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be subject of an enforcement action if brought to the attention of appropriate governmental agencies.

The scope of work included:

1. A review of the subject property's geologic and hydrogeologic setting (Appendix A);
2. A reconnaissance of the subject property and surrounding areas to visually assess current utilization and for indications of potential surface contamination (Appendix B);
3. A review of historical aerial photographs and maps to assess the subject property's historical land utilization and for indications of potential contamination or sources of contamination;
4. A review of government database documents concerning available pertinent environmental information for the subject property (Appendix C); and,



Base Map: El Cajon Quadrangle, California--San Diego Co., 7.5 Minute Series (Topographic), 1975, by USGS, 1"=2000'



Base Map: The Thomas Guide, San Diego County Street Guide and Directory, 2002 Edition, by Thomas Bros. Maps, pages 1271 and 1272, 1"=1/2 mile

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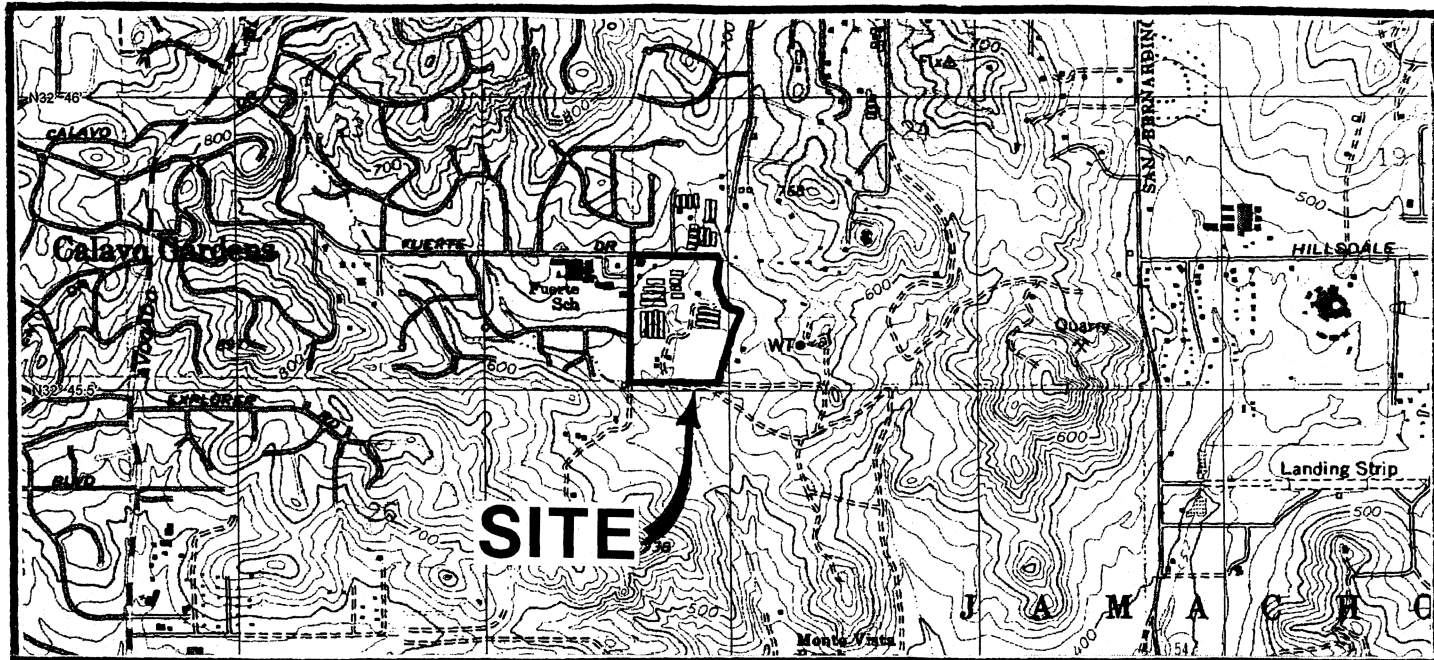
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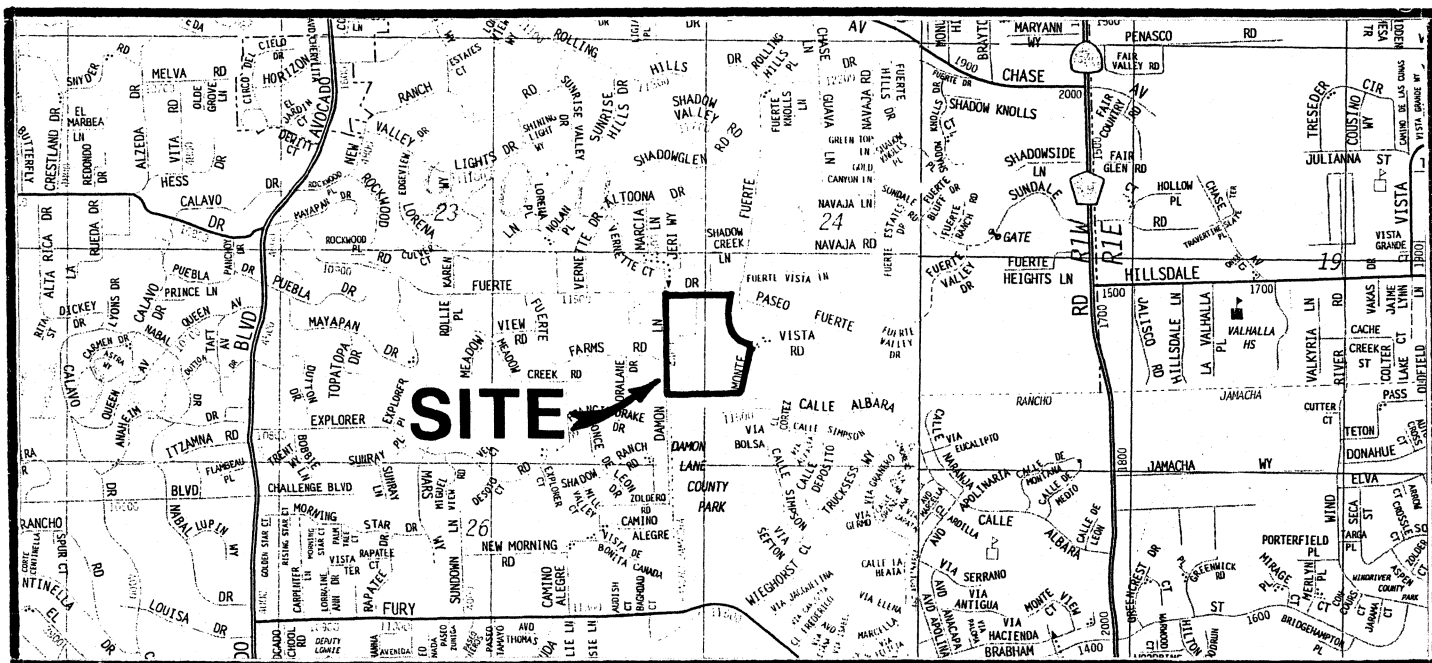
SITE LOCATION MAP

Figure 1





Base Map: El Cajon Quadrangle, California--San Diego Co., 7.5 Minute Series (Topographic), 1975, by USGS, 1"=2000'



Base Map: The Thomas Guide, San Diego County Street Guide and Directory, 2002 Edition, by Thomas Bros. Maps, pages 1271 and 1272, 1"=1/2 mile

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SITE LOCATION MAP

Figure 1



5. Preparation of this report which relates the findings of these studies and presents GSI's conclusions and recommendations.

Limitations and Exceptions

This study ~~does not include~~ any of the following:

- ~~Subsurface or geotechnical evaluation~~ of the subject property;
- Soil or water sampling and analyses;
- Identification or evaluation of wetlands;
- Identification or evaluation of biological concerns;
- Consideration of possible future contamination of the subject property from adjacent or surrounding facilities or properties; and,
- Asbestos, methane, radon gas, mold, lead paint, nitrate, or electromagnetic evaluation(s).

Terms and Conditions

This report is intended for the use of the Client (Reynold's Commuities). The contents should not be relied upon by any party other than the aforementioned without the express written consent of GSI.

This report does not consider possible future contamination of the subject property from adjacent or surrounding facilities or properties. All judgements concerning adjoining properties apply only to conditions observed during the time of the on-site reconnaissance.

SITE DESCRIPTION AND RECONNAISSANCE OBSERVATIONS

Site/Project Description

The approximately 27 acre subject property is located south of Fuerte Drive and east of Damon Lane in the City of El Cajon (see Figure 1). Most of the site is located within a drainage basin that flows southward to the Sweetwater River. Topography ranges from 540 feet Mean Sea Level (MSL) to approximately 600 feet MSL. Vegetation consists of weeds and scattered trees. Access to the site is currently off of Fuerte Drive.

Proposed Development

It is our understanding that proposed site development would consist of residential single-family homes with associated interior streets, and underground utilities.

Observational Reconnaissance

Onsite Reconnaissance

On February 11, 2003, a GSI representative visited the subject site to assess current site utilization and observe for signs of possible surface contamination, which included both driving and walking the property. Features observed during the site are described below and illustrated on the Site Map (see Plate 1). Photographs of the subject property are presented in Appendix B.

Five residential structures, maintenance sheds, and poultry-housing structures are scattered throughout the property. The residences utilize septic systems and water is supplied from four groundwater wells located on the property.

Several debris piles were observed on the property. Debris consisted of wood, metal, abandoned farm equipment, vehicle parts and frames, landscape debris, empty 5-gallon containers, empty 55-gallon drums, etc. Several of the drums contain used oil. No surficial soil staining was observed; however, the piles were not disturbed. There was no visible surficial staining. There does not appear to be significant surficial evidence of onsite hazardous materials/waste and/or petroleum contamination. There was no evidence of underground storage tanks (USTs). Two above ground storage tanks (ASTs) were observed on the subject property. One AST contains gasoline and the other tank contains diesel. The ASTs are maintained in a bermed enclosure. Three water ASTs are located on the property.

- **Buildings on property, and general usage** - The subject property is occupied by five residential structures, maintenance sheds, and poultry-housing structures.
- **Storage Tanks** - There are no surface signs of underground storage tanks located on the subject property. Two above ground tanks were noted onsite, one for gasoline and the other for diesel storage.
- **Chemical Storage** - There is currently storage of used motor oil and hazardous chemicals on the subject property. Several hazardous chemicals are stored onsite according to our agency database search. Up to 40 gallons of Methomyl 1 percent Golden Melrin-Star Bar and up to 30 gallons of Diaphacinone 0.005 percent are stored onsite. The storage containers were not observed during our site reconnaissance as no sheds were entered.
- **Potential sources of Polychlorinated Biphenyls (PCBs)** - There were no underground electrical vaults onsite, and no transformers on overhead power poles were observed on the property. It is our understanding from the utility company (SDG&E) that the likelihood of any transformers containing high concentrations of PCBs is extremely low, and that should any leaks develop, it is the company's

responsibility to clean up the area. Accordingly, nearby transformers should not be of concern with respect to PCBs.

- **Utility Structures, Roads, Disposal Systems, Water Wells** - Access to the site is by a driveway to existing structures off of Fuerte Drive. Four water wells are located onsite. The wells currently supply water to residences and poultry farming onsite. The five residences are on septic systems for sewage disposal.
- **Electromagnetic Evaluation** - Overhead distribution lines were observed traversing the property. Evaluation of electric and magnetic fields (EMFs) onsite is beyond this current scope of work.
- **Environmental Releases and Spills** - There were no significant surface discolorations, spills and/or releases of hazardous materials or petroleum products noted on the subject property.
- **Asbestos** - Evaluation of the presence of asbestos on the site is beyond the scope of this study; however, buildings and/or structures, which may contain asbestos, were observed within the site boundaries during our site reconnaissance.
- **Radon** - A detailed radon survey was not a part of this ESA since the potential for radon gas accumulation is generally low in southern California. A publication by the American Society of Testing and Materials (ASTM) suggests that the Pacific Coastal Range is expected to have a low to moderate radon potential. In addition, a study reported by the Los Angeles Times (Nagda, 1994) and California Environmental Protection Agency (CAL EPA) suggested a very localized geographic radon problem within the state. California school officials found virtually no elevated radon levels in public schools (Nagda, 1994). Because of this and the nature of standard building industry construction techniques in southern California (i.e., vapor barriers under slabs and no basement construction) and a mild year-round climate, the potential for radon gas accumulation is not considered as a significant environmental threat to the planned development.

In 1990, the State of California (1990) conducted a radon survey in the state. The results of the survey indicate that for the 182 samples obtained in Region 9, which included Los Angeles, Riverside, San Bernardino, Orange, San Diego and Imperial Counties, the arithmetic mean radon levels were 0.6 pCi/l. This average total is below the radon action level of 4 pCi/l.

- **Lead Paint** - Evaluation of the presence of lead paint on the site is beyond the scope of this current study; however, buildings and/or structures, which may contain lead paint, were observed within the site boundaries during our site reconnaissance.

- **Nitrates** - Evaluation of the presence of nitrates occurring in the local groundwater is beyond the scope of this current study; however, owing to past site use, elevated concentrations of nitrate may be locally present in the groundwater.

Border Zone Reconnaissance

- Residential property is located on north and east properties.
- An elementary school and residential borders the west.
- A city park is located south of the subject site.

Photographic Record

Representative color photographs have been taken of the various items mentioned in the site reconnaissance observations presented above. These photographs are presented in Appendix B.

LOCAL GEOLOGIC AND HYDROGEOLOGIC SETTING

Geology

The subject property lies within the Peninsular Ranges geomorphic province of southern California. The inland portion of San Diego County in this province is underlain locally by Eocene-age marine sedimentary deposits mantling a suite of volcanic/metavolcanic and granitic bedrock, ranging from Jurassic- to Cretaceous-age, respectively. The bedrock is commonly mantled by alluvium in the canyons and surficial soils (topsoil/slopewash) in mesas and slope areas. Bedrock has been faulted and fractured by both strike-slip and compressional northwest-trending faults which are related to the San Andreas transform-fault system. Some of these fault zones have remained active to the present time, including the San Jacinto fault zone, the Elsinore fault zone, the Newport-Inglewood - Rose Canyon fault zone, and other offshore faults (Jennings, 1994). No known active or potentially active faults are shown crossing the site on published maps (Jennings, 1994; Weber, 1982).

Site Geology

Earth materials on the site generally consist of fill, topsoil, alluvium, and slopewash, underlain by Cretaceous-age granitic rock. Mr. Tom Hooper, the property owner, indicated that soil is being imported to his property from various sites in the San Diego area from which excavation for swimming pools have been performed. This soil is being stockpiled on the northeast portion of the subject site and then later being spread in locations on the subject property.

Hydrogeology

The property lies within the Hillsdale Hydrologic Subarea (HSA 909.22) of the Middle Sweetwater Hydrologic Area (HA 909.20) of the Sweetwater Hydrologic Unit (HU 909.00) within the San Diego Region (California RWQCB, 1994). El Cajon falls within Region 9 (San Diego) of the California Regional Water Quality Control Board (RWQCB). Existing beneficial uses of groundwater within this HSA are reported to include municipal and domestic supply, agricultural supply, and industrial service supply. Overall, the local groundwater gradient is estimated to be in a southerly direction towards Sweetwater River (see Figure 2).

Groundwater is reported by Mr. Hooper at a depth of approximately 20 feet in one of the existing water wells onsite. "Perched" groundwater, where relatively impermeable fill and/or sediments underlie relatively permeable fill and/or sediments filled with water may be encountered at shallower depths onsite, especially during the rainy season. No surface water was observed onsite. Owing to past site use, elevated concentration of nitrate may be locally present in the groundwater.

RESULTS OF SITE HISTORICAL REVIEW

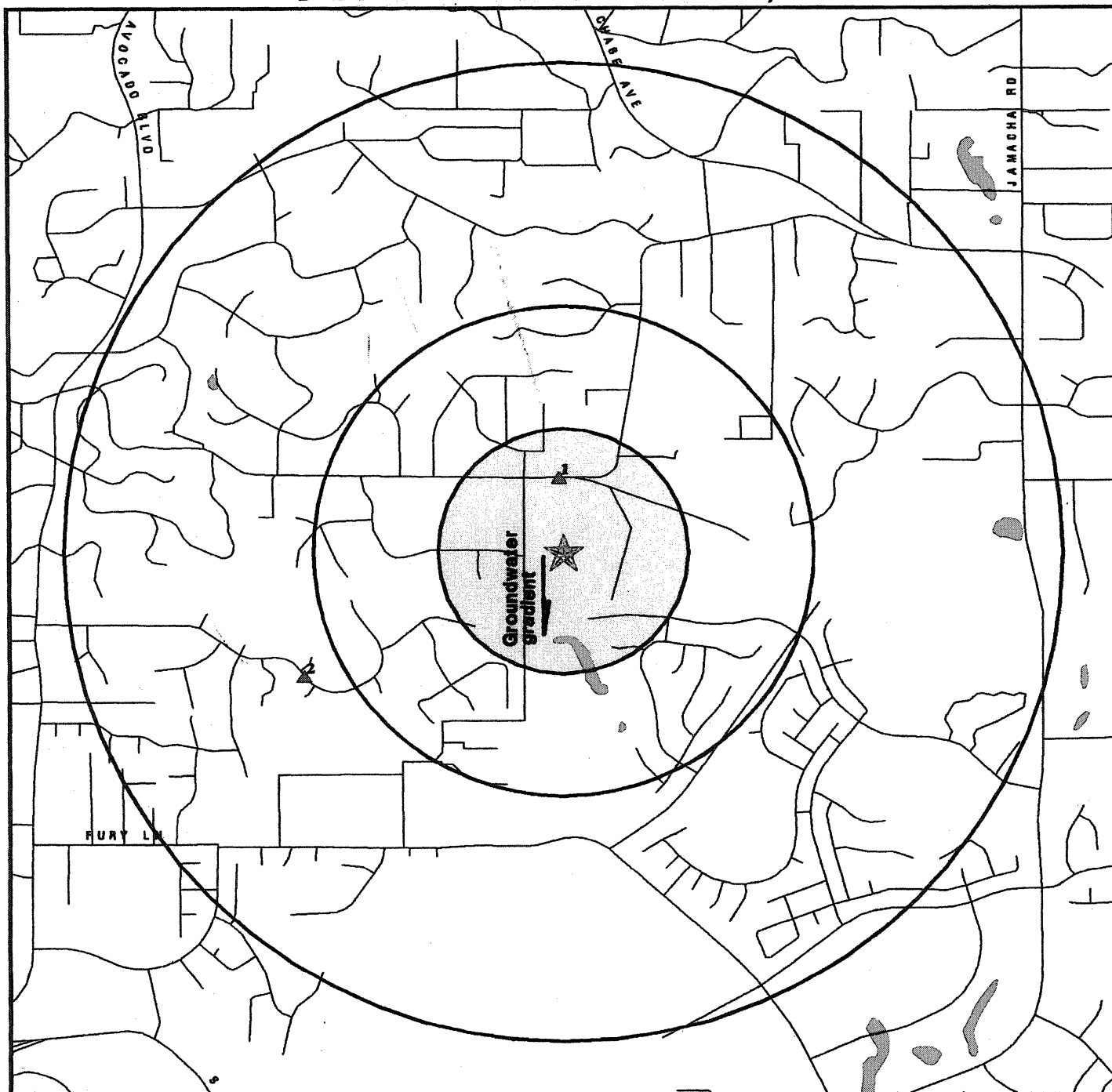
Discussions with Persons Familiar with Site

GSI interviewed Mr. Tom Hooper, property owner, on February 11, 2003 regarding past and present uses of the site. Mr. Hooper indicated that the property had been family owned since 1938, at which time the site was utilized as an avocado and citrus grove. In 1940, the property was primarily utilized as a poultry farm until the present. Mr. Hooper mentioned that several USTs had been removed years ago and diesel and gasoline were stored onsite in ASTs. Other than several 55-gallon drums containing used oil, Mr. Hooper did not know of any other hazardous materials stored onsite. Four groundwater wells provide water for the five residences onsite. Depth of these wells ranges from 80 to 120 feet deep and depth to groundwater is approximately 20 feet. The residences operate on septic systems. Mr. Hooper indicated that soil was being stockpiled on his property from various sites in San Diego in which pool excavations had been made. Mr. Hooper mentioned that in the 1950's, the soil conservation agency had constructed an earthen dam on the property.

Summary of Historical Aerial Photographs Review

Table 1 is a listing of the review of historical aerial photographs that were evaluated as a part of this assessment for indications of historical land utilization, and for signs of potential hazardous materials/waste and/or petroleum storage, usage, contamination, or disposal areas. Historical photographs were provided by Environmental Data Review, Inc. (EDR), and included the following years: 1953, 1963, and 1994. A summary of our review is

OVERVIEW MAP - 924451.3s - GeoSolls, Inc.



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- National Priority List Sites
- Landfill Sites

- ~ Power transmission lines
- ~ Oil & Gas pipelines
- Wetlands

- Areas of Concern

TARGET PROPERTY: Fuerte Farms
ADDRESS: Fuerte Drive/Damon Lane
CITY/STATE/ZIP: El Cajon CA 92020
LAT/LONG: 32.7600 / 116.9437

CUSTOMER: GeoSolls, Inc. **Revised by GSI, 2/03**
CONTACT: Donna Gooley
INQUIRY #: 924451.3s
DATE: February 10, 2003 1:57 pm

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GROUNDWATER GRADIENT MAP

Figure 2

provided in Table 1. An in-house United States Geological Survey (USGS) quadrangle topographic map was also reviewed (El Cajon, California, 7.5 minute quadrangle sheet, 1975). The topographic map (Figure 1) indicated that the property was utilized as a poultry farm with long, poultry housing structures onsite. A central pond was apparent on the property. In our historical photograph and topographic map review, there was no surficial evidence of site improvements noted that represent a significant potential source of petroleum contamination and/or hazardous waste observed immediately adjacent to or within the subject property.

Based upon our knowledge of the property as a whole from review of readily available photographs and topographic maps from 1953 to 1994, and our recent site reconnaissance, portions of the subject property were utilized as an orchard from at least 1938 until 1940, after which the property has been a poultry farm to the present.

TABLE 1
Historic Aerial Photograph Review Summary

DATE	PHOTO I.D./SUMMARY	SCALE
1928	San Diego Co. Flight 67B, Photo 6: Site and vicinity appear to be primarily rural. A residence is located on the plateau area of the subject site. The western slope has been terraced and appears to have trees on the terrace. The remaining property is an orchard and other agriculture.	1" = 1,000'
1953	Several structures present onsite, small poultry structures as well as residential. A small grove is centrally located. Vicinity is generally rural with scattered orchards.	1" = 833'
1963	Numerous poultry housing structures and other structures onsite. Property to the north and west appear to be generally residential and property to the east and south remain rural.	1" = 555'
1994	Poultry housing structures onsite have decreased by half. Residential structures remain. Surrounding vicinity is essentially residential with the city park to the south.	1" = 2,000'

Review of Previous Reports

There were no previous geotechnical nor environmental reports on the subject property readily available for review.

Chain-of-Title Documents

No chain-of-title search was made by GSI as Client did not furnish or request any documents, and such a search was beyond the scope of this report.

RESULTS OF GOVERNMENT AGENCY/DOCUMENTS REVIEW

List of Government Agencies and Databases Reviewed

The purpose of this task is to obtain and review records that will help identify Recognized Environmental Conditions in connection with the subject property.

In compliance with ASTM Standard of Practice E-1527, a search of selected federal and state government databases was conducted for GSI, by EDR. Following is a list of the agency databases reviewed for this report. Search distances are per the ASTM standard.

LIST OF DATABASES SEARCHED			
FEDERAL ASTM STANDARD	STATE AND LOCAL ASTM STANDARD	FEDERAL ASTM SUPPLEMENTAL	STATE OR LOCAL ASTM SUPPLEMENTAL
NPL	AWP	Delisted NPL	AST
PROPOSED NPL	Cal-Sites	HMIRS	DEED
CERCLIS	Notify 65	MINES	CLEANERS
CERC-NFRAP	Toxic Pits	NPL Liens	
CORRACTS	SWF/LF	PADS	
RCRIS-TSD	WMUDS/SWAT	RAATS	
RCRIS-LQG	CA BOND EXP. PLAN	TRIS	
RCRIS-SQG	CA FID UST	TSCA	
ERNS	CHMIRS	FTTS	
	CORTESE		
	LUST		
	UST		
	HIST UST		
	San Diego Co. Solid Waste Facilities		
	San Diego Co. Hazardous Materials Management Division Database		

*Details and descriptions of these databases can be found in Appendix C.

Results of Government Agency/Document Review

A review of the Government Records Database search report dated February 10, 2003, indicated two listings at two mapped risk sites within the database search area. The base map for Figure 2 is a graphic depiction of the search. Complete details for the database search may be found in Appendix C.

Based upon review of our agency database records search (Appendix C), the subject property is reported as storing up to 1000 gallons of diesel, up to 350 gallons of gasoline, up to 110 gallons of hydraulic/motor oil, up to 40 gallons of Methomyl 1 percent Golden Melrin-Star Bar, and Diaphacinone 0.005 percent onsite. Based upon our recent site reconnaissance and observations onsite, and our interview with Mr. Hooper, it is GSI's opinion that the petroleum and poultry chemicals onsite are properly containerized and utilized. A 550 gallon gasoline, historical UST is reported onsite (reported installed in 1980). Mr. Hooper indicated all USTs were removed years ago.

An additional site/facility is reported in the agency database records. The California Hazardous Material Incident Report System reported an accidental spill at 11204 Explorer Road, located greater than ½ mile down groundwater gradient from the subject site. The report indicated that 9 gallons of mineral oil were spilled in a vehicle versus transformer accident on October 19, 2000. Approximately 3 gallons of the mineral oil went down a storm drain and the reporting party cleaned up the remaining 6 gallons. Based on the location of this site (distance greater than ½ mile and down groundwater gradient), it is GSI's opinion that this site presents a low potential to environmentally impact the subject site.

Solid Waste Landfills (SWLF)

There are no solid waste landfills reported within the study area.

Unmapped Sites

Sites listed as "Unmapped Sites" are facilities that do not have adequate addresses furnished with their filings to allow the various agencies and/or search firms to accurately plot the locations. Every effort is made by GSI to evaluate if any of these sites are located within search radius of the subject property. GSI could not find evidence that the four unmapped sites reported are located within the search radius of the subject property.

CONCLUSIONS AND RECOMMENDATIONS

Conclusions

Based upon the information obtained during the course of this assessment, GSI presents the following summary of findings and conclusions:

- Based upon our field reconnaissance of the property, interviews with the property owner, and review of historic land use utilizing readily available previous reports and historical photographs, the property was utilized for agriculture (avocado and citrus orchard) from at least 1938 to approximately 1940. After 1940, the property was utilized as a poultry farm. A small grove of trees was noted on the property in the 1953 aerial photograph. The property has been utilized as a poultry farm from 1940 until the present.
- Based upon our recent field reconnaissance on February 11, 2003, five residential structures, maintenance sheds, and chicken structures are scattered throughout the property. The residences utilize septic systems and water is supplied from four groundwater wells located on the property.
- Several debris piles were observed on the property. Debris consisted of wood, metal, abandoned farm equipment, vehicle parts and frames, landscape debris, empty 5-gallon containers, empty 55-gallon drums, etc. Several of the drums contain used oil. No surficial soil staining was observed; however, the piles were not disturbed. There was no visible surficial staining. There does not appear to be significant surficial evidence of onsite hazardous materials/waste and/or petroleum contamination. There was no evidence of underground storage tanks (USTs). Two above ground storage tanks (ASTs) were observed on the subject property. One AST contains gasoline and the other tank contains diesel. The ASTs are maintained in a bermed enclosure. Three water ASTs are located on the property. According to Mr. Tom Hooper, the property owner, three USTs were removed from the property 30 years ago.
- Properties adjacent to and surrounding the site currently consist of residential property, an elementary school on the west, and a city park on the south. These properties are not anticipated to represent a significant environmental concern to the subject site, provided lawful procedures for petroleum products and restricted agricultural chemical use and storage are followed.
- According to Mr. Hooper, depth to groundwater in wells on his property, measures approximately 20 feet. "Perched" groundwater, where relatively impermeable fill and/or sediments underlie relatively permeable fill and/or sediments filled with water may be encountered at shallower depths onsite, especially during the rainy season. No surface water was observed onsite. The local groundwater gradient is estimated to be in a southerly direction.
- Owing to past site use, elevated concentrations of nitrate may be locally present in the groundwater.
- Based upon review of our agency database records search (Appendix C), the subject property is reported as storing up to 1,000 gallons of diesel, up to 350 gallons of gasoline, up to 110 gallons of hydraulic/motor oil, up to 40 gallons

of Methomyl 1 percent Golden Melrin-Star Bar, and Diaphacinone 0.005 percent onsite. Based upon our recent site reconnaissance and observations onsite, and our interview with Mr. Hooper, it is GSI's opinion that the petroleum and poultry chemicals onsite are properly containerized and utilized. A 550 gallon gasoline, historical UST is reported onsite (reported installed in 1980). Mr. Hooper indicated all USTs were removed years ago.

An additional site/facility is reported in the agency database records. The California Hazardous Material Incident Report System reported an accidental spill at 11204 Explorer Road, located greater than ½ mile down groundwater gradient from the subject site. The report indicated that 9 gallons of mineral oil were spilled in a vehicle versus transformer accident on October 19, 2000. Approximately 3 gallons of the mineral oil went down a storm drain and the reporting party cleaned up the remaining 6 gallons. Based on the location of this site (distance greater than ½ mile and down groundwater gradient), it is GSI's opinion that this site presents a low potential to environmentally impact the subject site.

- There does not appear to be a documented and/or reported commercial or industrial facility, or a municipal landfill within a 1-mile radius of the site that represents a significant environmental concern to the subject site.

Recommendations

Based upon the scope of work completed, GSI concludes that the overall potential for significant hazardous materials/waste and/or petroleum contamination onsite is low. The uncertainty of potential environmental concerns; however, can not be entirely eliminated. Based upon the information obtained during the course of the assessment, GSI presents the following recommendations:

- An asbestos and lead survey should be performed on the site by a licensed asbestos/lead contractor prior to demolition of the existing structures onsite.
- Based upon the historic property use, septic tanks (systems) exist on the property. Although not considered a hazardous waste, any buried septic systems should be properly removed or abandoned following health department guidelines.
- Owing to the site's historic agricultural use, it is possible that buried/concealed/hidden tanks and agricultural by-products, both below and above ground may have existed or exist, and may not be apparent at the time of our site visits. Accordingly, this should be considered during project feasibility planning and construction.
- Existing above ground storage tanks should be removed according to local regulatory requirement. During tank removals onsite, a GSI representative should be onsite to observe the soils for signs of contamination.

- All trash, debris, and waste materials (including 55-gallon drums) should be disposed of offsite, in accordance with current local, state and federal disposal regulations. Any materials containing petroleum residues encountered during property improvements should be evaluated prior to removal and disposal following proper procedures. Any buried trash/debris encountered should be evaluated by an experienced environmental consultant prior to removal.
- The water wells should be abandoned in accordance with state guidelines by a licensed water well contractor following state protocol. Should the onsite wells be used, testing for nitrates should be performed.
- All manure and manure-rich soils should be removed from the site and properly disposed of. The Uniform Building Code (1997) indicates that significant organic material should not be utilized in fill material. This is based on the fact that organic material does not compact well and will not provide suitable bearing material for settlement-sensitive developments.
- Based upon the information collected by GSI during this environmental site assessment, further studies or action, other than the above, are not proposed from an environmental viewpoint, at this time.

LIMITATIONS

GSI has performed the services for this project in accordance with the terms of a contract between GSI and Client and in accordance with current professional standards for investigations of this type. The conclusions presented in this report are based on the information collected during the study, the present understanding of the site conditions, and professional judgment.

Please note, subsurface and hazardous waste/toxic substance conditions may vary from those provided in historical documents reviewed by GSI. The interpretations and recommendations of GSI are based solely on such information, and/or information supplied by Client. Findings of this investigation based on data provided by others carries no warranty, expressed or implied, as a result of the usage of such data.

It is possible that future investigations may reveal additional data or variations of the current data which may require the current conclusions and recommendations to be reevaluated. As a result, GSI makes no warranty, either express or implied, as to its findings, opinions, recommendations, specifications, or professional advice except that they were promulgated after being prepared in accordance with generally accepted standards of care and diligence normally practiced by recognized consulting firms performing services of a similar nature.

The information in this report is relevant to the date of the site work and should not be relied on to represent conditions at any later date. Facts, conditions, and acceptable risk factors change with time, accordingly, this report should be viewed within this context.

APPENDIX A

REFERENCES

APPENDIX A

REFERENCES

- California Regional Water Quality Control Board, 1994, Water quality control plan, San Diego Basin (9), dated September 8 (Approved 1995).
- International Conference of Building Officials, 1997, Uniform building code.
- Jennings, C.W., 1994, Fault activity map of California and adjacent areas, scale 1:750,000, California Division of Mines and Geology, California data map series, map no. 6.
- Nagda, Niren L., 1994, Radon: Prevalence, measurements, health risks and control, ASTM manual series: MNL 15, ASTM publication code number (PCN) 28-015094-17.
- State of California - Department of Health Services, 1990, California Statewide Radon Survey Results, p. 9.
- State of California, 1967, Department of Water Resources, Bulletin 106-2, Groundwater occurrence and quality: San Diego Region, vol. II: plates, dated June.
- Weber, Harold F., 1982, Geologic map of the central-north coastal area of San Diego County, California, showing recent slope failures and pre-development landslides: United States Geologic Survey, open-file report 82-12.

APPENDIX B

SITE PHOTOGRAPHS



1. Southeastward view near center of property with two ASTs.



2. Southward view near center of property with stockpiled debris. Note drain in earthen dam in foreground.

GeoSoils, Inc.

SITE PHOTOGRAPHS

Plate B-1

DATE 2/03

W.O. NO. E3521-SC

Geotechnical • Geologic • Environmental



3. Southeastward view near center of property with stockpiled debris: 55-gallon drums, vehicle parts, etc.



4. Westward view near center of property with stockpiled debris, mostly landscape debris, and overhead power lines in background.

GeoSoils, Inc.

SITE PHOTOGRAPHS

Plate B-2

DATE 2/03

W.O. NO. E3521-SC

Geotechnical • Geologic • Environmental

APPENDIX C

AGENCY RECORDS SEARCH



The EDR Radius Map with GeoCheck®

**Fuerte Farms
Fuerte Drive/Damon Lane
El Cajon, CA 92020**

Inquiry Number: 924451.3s

February 10, 2003

***The Source* For Environmental Risk Management Data**

**3530 Post Road
Southport, Connecticut 06890**

Nationwide Customer Service

**Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: www.edrnet.com**

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Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc. (EDR). The report meets the government records search requirements of ASTM Standard Practice for Environmental Site Assessments, E 1527-00. Search distances are per ASTM standard or custom distances requested by the user.

TARGET PROPERTY INFORMATION

ADDRESS

FUERTE DRIVE/DAMON LANE
EL CAJON, CA 92020

COORDINATES

Latitude (North): 32.760000 - 32° 45' 36.0"
Longitude (West): 116.943700 - 116° 56' 37.3"
Universal Tranverse Mercator: Zone 11
UTM X (Meters): 505273.6
UTM Y (Meters): 3624492.0

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property: 2432116-G8 EL CAJON, CA
Source: USGS 7.5 min quad index

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the ASTM E 1527-00 search radius around the target property for the following databases:

FEDERAL ASTM STANDARD

NPL..... National Priority List
Proposed NPL..... Proposed National Priority List Sites
CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System
CERC-NFRAP..... CERCLIS No Further Remedial Action Planned
CORRACTS..... Corrective Action Report
RCRIS-TSD..... Resource Conservation and Recovery Information System
RCRIS-LQG..... Resource Conservation and Recovery Information System
RCRIS-SQG..... Resource Conservation and Recovery Information System
ERNS..... Emergency Response Notification System

STATE ASTM STANDARD

AWP..... Annual Workplan Sites
Cal-Sites..... Calsites Database
Cortese..... "Cortese" Hazardous Waste & Substances Sites List
Notify 65..... Proposition 65 Records

EXECUTIVE SUMMARY

Toxic Pits.....	Toxic Pits Cleanup Act Sites
SWF/LF.....	Solid Waste Information System
WMUDS/SWAT.....	Waste Management Unit Database
LUST.....	Leaking Underground Storage Tank Information System
CA BOND EXP. PLAN.....	Bond Expenditure Plan
UST.....	List of Underground Storage Tank Facilities
VCP.....	Voluntary Cleanup Program Properties
INDIAN UST.....	Underground Storage Tanks on Indian Land
CA FID UST.....	Facility Inventory Database

FEDERAL ASTM SUPPLEMENTAL

Delisted NPL.....	National Priority List Deletions
HMIRS.....	Hazardous Materials Information Reporting System
MINES.....	Mines Master Index File
NPL Liens.....	Federal Superfund Liens
PADS.....	PCB Activity Database System
RAATS.....	RCRA Administrative Action Tracking System
TRIS.....	Toxic Chemical Release Inventory System
TSCA.....	Toxic Substances Control Act
SSTS.....	Section 7 Tracking Systems
FTTS.....	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

STATE OR LOCAL ASTM SUPPLEMENTAL

AST.....	Aboveground Petroleum Storage Tank Facilities
CLEANERS.....	Cleaner Facilities
DEED.....	List of Deed Restrictions
SAN DIEGO CO. HMMD.....	Hazardous Materials Management Division Database

BROWNFIELDS DATABASES

VCP.....	Voluntary Cleanup Program Properties
----------	--------------------------------------

EDR PROPRIETARY HISTORICAL DATABASES

See the EDR Proprietary Historical Database Section for details

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified.

Elevations have been determined from the USGS 1 degree Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. EDR's definition of a site with an elevation equal to the target property includes a tolerance of +/- 10 feet. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property (by more than 10 feet). Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in *bold italics* are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

EXECUTIVE SUMMARY

STATE ASTM STANDARD

CHMIRS: The California Hazardous Material Incident Report System contains information on reported hazardous material incidents, i.e., accidental releases or spills. The source is the California Office of Emergency Services.

A review of the CHMIRS list, as provided by EDR, and dated 12/31/2001 has revealed that there is 1 CHMIRS site within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
Not reported	11204 EXPLORER RD., RAN	1/2 - 1 WSW 2		8

HIST UST: Historical UST Registered Database.

A review of the HIST UST list, as provided by EDR, and dated 10/15/1990 has revealed that there is 1 HIST UST site within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
HOOPER POULTRY FARM	11739 FUERTE DR	1/8 - 1/4 N	1	6

EDR PROPRIETARY HISTORICAL DATABASES

See the EDR Proprietary Historical Database Section for details

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

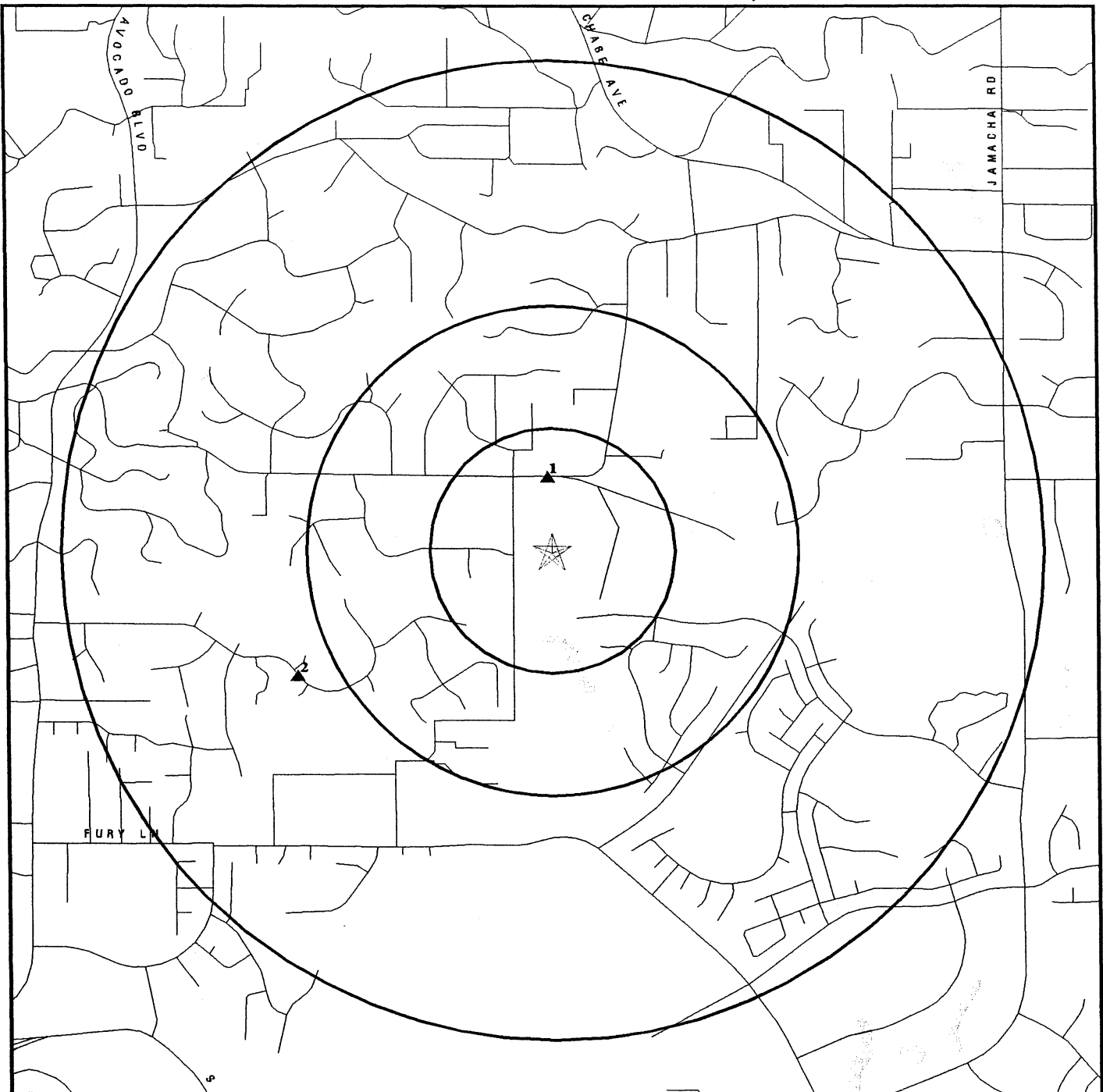
Site Name

JOYS CLEANERS
GILLESPIE SLF/BURNSITE
EL CAJON MOUNTAIN MILL SITE
ERNEST F MILLER

Database(s)

CLEANERS
SWF/LF
LUST, SAN DIEGO CO. HMMD
LUST

OVERVIEW MAP - 924451.3s - GeoSoils, Inc.



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- National Priority List Sites
- Landfill Sites

- ~ Power transmission lines
- ~ Oil & Gas pipelines
- Wetlands

- Areas of Concern

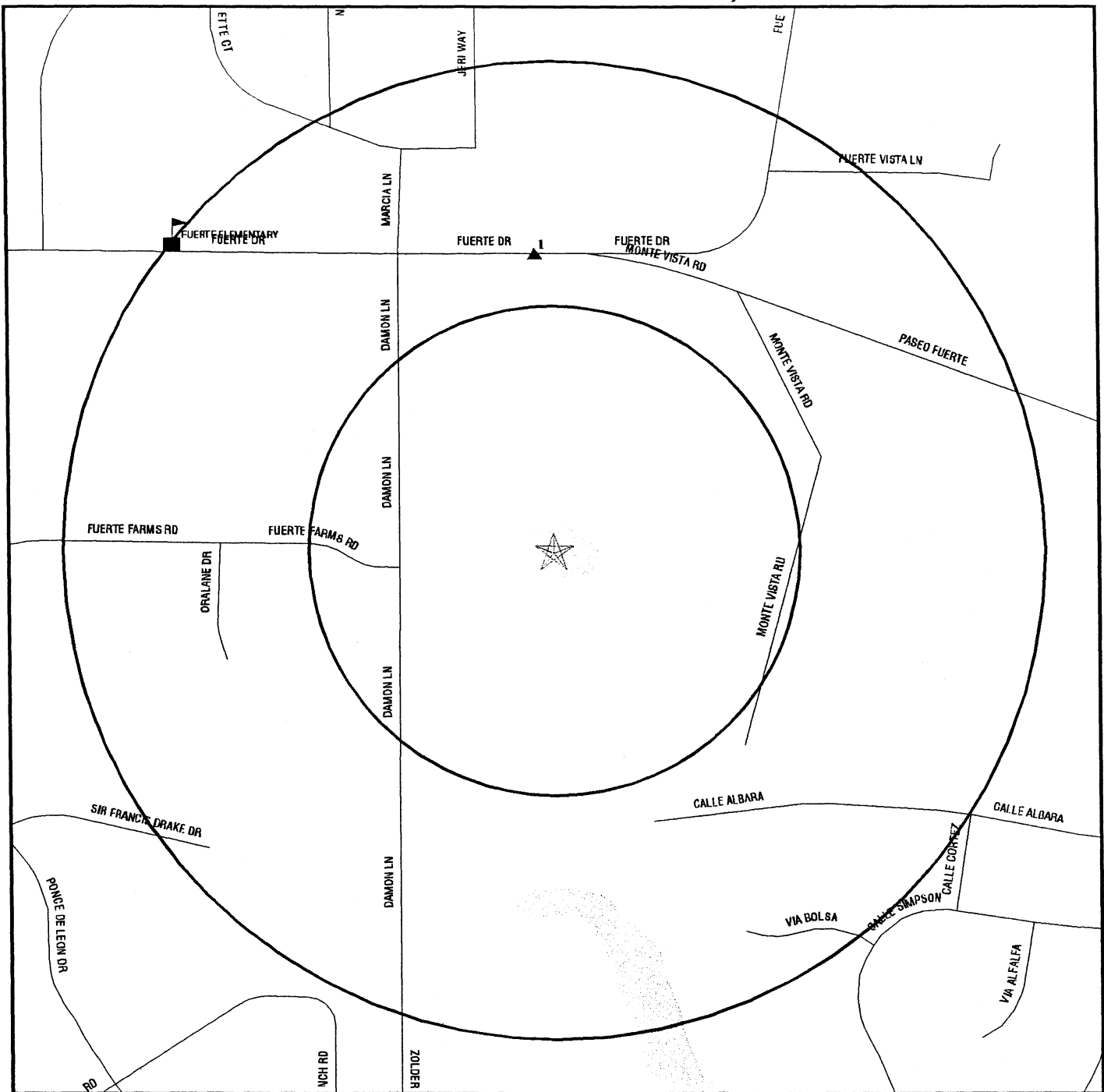
0 1/4 1/2 1 Miles



TARGET PROPERTY: Fuerte Farms
ADDRESS: Fuerte Drive/Damon Lane
CITY/STATE/ZIP: El Cajon CA 92020
LAT/LONG: 32.7600 / 116.9437

CUSTOMER: GeoSoils, Inc.
CONTACT: Donna Gooley
INQUIRY #: 924451.3s
DATE: February 10, 2003 1:57 pm

DETAIL MAP - 924451.3s - GeoSoils, Inc.



★ Target Property

▲ Sites at elevations higher than or equal to the target property

◆ Sites at elevations lower than the target property

▲ Coal Gasification Sites

Historical Gas Stations / Historical Dry Cleaners
See the EDR Proprietary Historical Map Findings

▲ Sensitive Receptors

■ National Priority List Sites

■ Landfill Sites

~ Power transmission lines

~ Oil & Gas pipelines

□ Wetlands

■ Areas of Concern

0 1/16 1/8 1/4 Miles

TARGET PROPERTY: Fuerte Farms
ADDRESS: Fuerte Drive/Damon Lane
CITY/STATE/ZIP: El Cajon CA 92020
LAT/LONG: 32.7600 / 116.9437

CUSTOMER: GeoSoils, Inc.
CONTACT: Donna Gooley
INQUIRY #: 924451.3s
DATE: February 10, 2003 1:58 pm

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<u>FEDERAL ASTM STANDARD</u>								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
CERCLIS		0.500	0	0	0	NR	NR	0
CERC-NFRAP		0.250	0	0	NR	NR	NR	0
CORRACTS		1.000	0	0	0	0	NR	0
RCRIS-TSD		0.500	0	0	0	NR	NR	0
RCRIS Lg. Quan. Gen.		0.250	0	0	NR	NR	NR	0
RCRIS Sm. Quan. Gen.		0.250	0	0	NR	NR	NR	0
ERNS	TP		NR	NR	NR	NR	NR	0
<u>STATE ASTM STANDARD</u>								
AWP		1.000	0	0	0	0	NR	0
Cal-Sites		1.000	0	0	0	0	NR	0
CHMIRS		1.000	0	0	0	1	NR	1
Cortese		1.000	0	0	0	0	NR	0
Notify 65		1.000	0	0	0	0	NR	0
Toxic Pits		1.000	0	0	0	0	NR	0
State Landfill		0.500	0	0	0	NR	NR	0
WMUDS/SWAT		0.500	0	0	0	NR	NR	0
LUST		0.500	0	0	0	NR	NR	0
CA Bond Exp. Plan		1.000	0	0	0	0	NR	0
UST		0.250	0	0	NR	NR	NR	0
VCP		1.000	0	0	0	0	NR	0
INDIAN UST	TP		NR	NR	NR	NR	NR	0
CA FID UST		0.250	0	0	NR	NR	NR	0
HIST UST		0.250	0	1	NR	NR	NR	1
<u>FEDERAL ASTM SUPPLEMENTAL</u>								
Delisted NPL		1.000	0	0	0	0	NR	0
HMIRS	TP		NR	NR	NR	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
NPL Liens	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
<u>STATE OR LOCAL ASTM SUPPLEMENTAL</u>								
AST	TP		NR	NR	NR	NR	NR	0
CLEANERS		0.250	0	0	NR	NR	NR	0
DEED	TP		NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
San Diego Co. HMMD		TP	NR	NR	NR	NR	NR	0

EDR PROPRIETARY HISTORICAL DATABASES

Gas Stations/Dry Cleaners		0.250	0	0	NR	NR	NR	0
Coal Gas		1.000	0	0	0	0	NR	0

BROWNFIELDS DATABASES

VCP		1.000	0	0	0	0	NR	0
-----	--	-------	---	---	---	---	----	---

NOTES:

See the EDR Proprietary Historical Database Section for details

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
Direction
Distance
Distance (ft.)
Elevation

MAP FINDINGS

1
North
1/8-1/4
803 ft.
Higher

HOOPER POULTRY FARM
11739 FUERTE DR
EL CAJON, CA 92020

SAN DIEGO CO. HMMD
HIST UST

EDR ID Number
EPA ID Number

U001571197
N/A

HMMD:

Facility ID: H99272
Inactive Indicator: Active
SIC: Not reported
Owner: F W HOOPER
Mailing Address: EL CAJON
CA
92020, 8311

Business Code: GENERAL FARMING
Permit Expiration: 00/00
2nd Name: Not reported

Corporate Code: 97
Census Tract #: 13603
Inspection Date: 01/06/1999 0:00:00
Inspector Name: WINANS
Facility Contact: TOM HOOPER
Property Owner: Not reported
PO Address: Not reported
Tank Owner: Not reported
TO Address: Not reported
Last Update: 09/10/2000 0:00:00

Fire Dept District: SAN MIGUEL CONS FPD
EPA ID: Not reported
Reinspection Date: 01/00
Gas Station: 2
Delinquent Flag: Not Delinquent

Last Delinquent Letter: Not reported
Last Letter Type: Not reported
Violation Notice Issued: Not reported
Map Code/Business Plan on File: Not reported
Business Plan Acceptance Date: 12/15/99
Reinspection Date Y2K Compatible: Jan 2000

HMMD DISCLOSURE INVENTORY:

Chemical Name: DIESEL
Item Number: D001
Stored at 1 Time: 1000.00
Measurement Units: 0000000500
Carcinogen: Yes
Quantity Stored At One Time: 68476-34-6
Annual Quantity String: 500.00
Material Safety Data Sheet: A
1st Hazard Category: Not reported
2nd Hazard Category: FIRE HAZARD

Storage Method: Not reported
Annual Qty String: 0000001000

Chemical Name: GASOLINE
Item Number: D002
Stored at 1 Time: 350.00
Measurement Units: 0000000350
Carcinogen: Yes
Quantity Stored At One Time: 8006-61-9
Annual Quantity String: 350.00
Material Safety Data Sheet: Unknown
1st Hazard Category: Not reported
2nd Hazard Category: FIRE HAZARD

Storage Method: Not reported
Annual Qty String: 0000000350

Chemical Name: HYDRAULIC OIL: MOTOR OIL
Item Number: D003
Stored at 1 Time: 110.00
Measurement Units: 0000000110
Carcinogen: Yes
Quantity Stored At One Time: 8002-05-9

Storage Method: Not reported
Annual Qty String: 0000000110

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

EDR ID Number
EPA ID Number
Database(s)

HOOPER POULTRY FARM (Continued)

U001571197

Annual Quantity String: 110.00
Material Safety Data Sheet: M
1st Hazard Category: Not reported
2nd Hazard Category: FIRE HAZARD

Chemical Name: METHOMYL 1%-GOLDEN MELRIN-STAR BAR
Item Number: D004
Stored at 1 Time: 40.00
Measurement Units: 0000000020
Carcinogen: Yes
Quantity Stored At One Time: 16752-77-5
Annual Quantity String: 20.00
Material Safety Data Sheet: False
1st Hazard Category: Not reported
2nd Hazard Category: XTREMELY HAZRDS-CFR
Storage Method: Not reported
Annual Qty String: 0000000040

Chemical Name: DIAPHACINONE .005%
Item Number: D005
Stored at 1 Time: 30.00
Measurement Units: 0000000020
Carcinogen: Yes
Quantity Stored At One Time: 82-66-6
Annual Quantity String: 20.00
Material Safety Data Sheet: P
1st Hazard Category: Not reported
2nd Hazard Category: XTREMELY HAZRDS-CFR
Storage Method: Not reported
Annual Qty String: 0000000030

HMMD UNDERGROUND TANKS:

Tank Number: Not reported
Capacity (Gal): Not reported
Waste or Product: Not reported
Tank ID Number: Not reported
Tank Exempt: Not reported
Tank Contents: Not reported

HMMD WASTE STREAMS:

Inspection Date: Not reported
Waste Code: Not reported
Qty at Inspection: Not reported
Measurement Unit: Not reported
Treatment Method: Not reported
Waste Description: Not reported
Carcinogen: No
Quantity String: Not reported
Waste Item #: Not reported
Waste Name: Not reported
Annual Quantity: Not reported
Storage Method: Not reported
Haz Waste Hauler: Not reported
Annual Qty String: Not reported

HMMD VIOLATIONS:

Inspection Date: Not reported
Waste Code: Not reported
Type of Violation: Not reported
Violation Description:
Occurrences: Not reported

HMMD ENVIRONMENTAL ASSESSMENT INFORMATION:

Case Status Date: Not reported
Case Type: Not reported
Case Status: Not reported
Release Occurrence Number: Not reported
Historical Name: Not reported
Date Release Began: Not reported
Lead Agency: Not reported

Additional detail may be available for this site. Please contact your EDR Account Executive for more information

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s)
EDR ID Number
EPA ID Number

HOOPER POULTRY FARM (Continued)

U001571197

UST HIST:

Facility ID:	23015	Container Num:	1
Tank Num:	1	Year Installed:	1980
Tank Capacity:	550	Tank Construction:	Not reported
Tank Used for:	PRODUCT	Telephone:	(619) 444-7732
Type of Fuel:	REGULAR	Region:	STATE
Leak Detection:	Visual	Other Type:	FARM
Contact Name:	CARLIN W. HOOPER		
Total Tanks:	1		
Facility Type:	2		

2
WSW
1/2-1
3055 ft.
Higher

11204 EXPLORER RD., RANCHO SAN DIEGO
UNINCORPORATED COUNTY AREA, CA

CHMIRS S105665067
N/A

CHMIRS:

OES Control Number:	00-4839	DOT ID:	Not reported
DOT Hazard Class:	Not Reported		
Chemical Name:	Mineral Oil		
Extent of Release:	Not reported		
CAS Number:	Not reported	Quantity Released:	9
Environmental Contamination:	None Reported	Property Use:	Not reported
Incident Date:	Not reported	Date Completed:	10/19/00
Time Completed :	Not reported		
Physical State Stored :	Not reported		
Physical State Released :	Not reported		
Release Unit :	Not reported		
Container Description :	Not reported		
Container Type :	Not reported		
Container Material :	Not reported		
Level Of Container :	Not reported		
Container Capacity :	Not reported		
Container Capacity Units (code) :	Not reported		
Extent Of Release (code) :	Not reported		
Agency Id Number :	Not reported		
Agency Incident Number :	Not reported		
OES Incident Number :	00-4839		
Time Notified :	Not reported		
Surrounding Area :	Not reported		
Estimated Temperature :	Not reported		
Property Management :	Not reported		
More Than Two Substances Involved? :	Not reported		
Special Studies 1 :	Not reported		
Special Studies 2 :	Not reported		
Special Studies 3 :	Not reported		
Special Studies 4 :	Not reported		
Special Studies 5 :	Not reported		
Special Studies 6 :	Not reported		
Responding Agency Personnel # Of Injuries :	0		
Responding Agency Personnel # Of Fatalities :	0		
Resp Agency Personnel # Of Decontaminated :	Not reported		
Others Number Of Decontaminated :	Not reported		
Others Number Of Injuries :	Not reported		
Others Number Of Fatalities :	Not reported		
Vehicle Make/year :	Not reported		
Vehicle License Number :	Not reported		

Map ID
Direction
Distance
Distance (ft.)
Elevation

Site

MAP FINDINGS

Database(s)

EDR ID Number
EPA ID Number

(Continued)

S105665067

Vehicle State :	Not reported
Vehicle Id Number :	Not reported
CA/DOT/PUC/ICC Number :	Not reported
Company Name :	Not reported
Reporting Officer Name/ID :	Not reported
Report Date :	Not reported
Comments :	Not reported
Facility Telephone Number :	Not reported
Waterway Involved :	Yes
Waterway :	Storm Drain to San Diego River
Spill Site :	Road
Cleanup By :	Reporting Party
Containment :	Yes
What Happened :	9 gallons spilled, approximately 3 gallons went down a storm drain, from a vehicle versus transformer accident.
Date/Time :	10/19/00 800
Evacuations :	0
Type :	PETROLEUM
Other :	Not reported
Chemical 1 :	Not Reported
Chemical 2 :	Not Reported
Chemical 3 :	Not Reported

MAP FINDINGS - EDR PROPRIETARY HISTORICAL DATABASES

YEAR	NAME	ADDRESS	CITY	ST	DIR.	DIST.	ELEV.	TYPE
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Coal Gas Site Search: No site was found in a search of Real Property Scan's ENVIROHAZ database.
EDR Historical Gas Station & Dry Cleaner Search: No mapped sites were found in EDR's search of the EDR Historical Gas Station & Dry Cleaner Database within 0.250 mile of the Target Property.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
EL CAJON	S100732814	EL CAJON MOUNTAIN MILL SITE	EL MONTE RD	92020	LUST, SAN DIEGO CO. HMMD
EL CAJON	S103340517	GILLESPIE SLF/BURNSITE	REUBEN STREET DRIVE		SWF/LF
EL CAJON	S105691387	ERNEST F MILLER	2124 VISTA DEL VALLE BL	92019	LUST
ESCONDIDO	S102813534	JOYS CLEANERS	130 W EL MONTE PKY	92020	CLEANERS

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Elapsed ASTM days: Provides confirmation that this EDR report meets or exceeds the 90-day updating requirement of the ASTM standard.

FEDERAL ASTM STANDARD RECORDS

NPL: National Priority List

Source: EPA

Telephone: N/A

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 10/24/02

Date Made Active at EDR: 12/09/02

Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 11/04/02

Elapsed ASTM days: 35

Date of Last EDR Contact: 11/04/02

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)

Telephone: 202-564-7333

EPA Region 1

Telephone 617-918-1143

EPA Region 6

Telephone: 214-655-6659

EPA Region 3

Telephone 215-814-5418

EPA Region 8

Telephone: 303-312-6774

EPA Region 4

Telephone 404-562-8033

Proposed NPL: Proposed National Priority List Sites

Source: EPA

Telephone: N/A

Date of Government Version: 10/24/02

Date Made Active at EDR: 12/09/02

Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 11/04/02

Elapsed ASTM days: 35

Date of Last EDR Contact: 11/04/02

CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System

Source: EPA

Telephone: 703-413-0223

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 12/13/02

Date Made Active at EDR: 01/15/03

Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 12/26/02

Elapsed ASTM days: 20

Date of Last EDR Contact: 12/26/02

CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Source: EPA

Telephone: 703-413-0223

As of February 1995, CERCLIS sites designated "No Further Remedial Action Planned" (NFRAP) have been removed from CERCLIS. NFRAP sites may be sites where, following an initial investigation, no contamination was found, contamination was removed quickly without the need for the site to be placed on the NPL, or the contamination was not serious enough to require Federal Superfund action or NPL consideration. EPA has removed approximately 25,000 NFRAP sites to lift the unintended barriers to the redevelopment of these properties and has archived them as historical records so EPA does not needlessly repeat the investigations in the future. This policy change is part of the EPA's Brownfields Redevelopment Program to help cities, states, private investors and affected citizens to promote economic redevelopment of unproductive urban sites.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/13/02
Date Made Active at EDR: 01/15/03
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 12/26/02
Elapsed ASTM days: 20
Date of Last EDR Contact: 12/26/02

CORRACTS: Corrective Action Report

Source: EPA

Telephone: 800-424-9346

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 09/29/02
Date Made Active at EDR: 12/26/02
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 10/15/02
Elapsed ASTM days: 72
Date of Last EDR Contact: 12/09/02

RCRIS: Resource Conservation and Recovery Information System

Source: EPA/NTIS

Telephone: 800-424-9346

Resource Conservation and Recovery Information System. RCRIS includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA).

Date of Government Version: 09/09/02
Date Made Active at EDR: 10/28/02
Database Release Frequency: Varies

Date of Data Arrival at EDR: 09/24/02
Elapsed ASTM days: 34
Date of Last EDR Contact: 12/26/02

ERNS: Emergency Response Notification System

Source: National Response Center, United States Coast Guard

Telephone: 202-260-2342

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/01
Date Made Active at EDR: 07/15/02
Database Release Frequency: Annually

Date of Data Arrival at EDR: 07/02/02
Elapsed ASTM days: 13
Date of Last EDR Contact: 01/27/03

FEDERAL ASTM SUPPLEMENTAL RECORDS

BRS: Biennial Reporting System

Source: EPA/NTIS

Telephone: 800-424-9346

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/99
Database Release Frequency: Biennially

Date of Last EDR Contact: 12/17/02
Date of Next Scheduled EDR Contact: 03/17/03

DELISTED NPL: National Priority List Deletions

Source: EPA

Telephone: N/A

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 10/18/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 11/04/02
Date of Next Scheduled EDR Contact: 02/03/03

HMIRS: Hazardous Materials Information Reporting System

Source: U.S. Department of Transportation

Telephone: 202-366-4555

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 07/31/02
Database Release Frequency: Annually

Date of Last EDR Contact: 01/23/03
Date of Next Scheduled EDR Contact: 04/21/03

MINES: Mines Master Index File

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959

Date of Government Version: 09/10/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/03/03
Date of Next Scheduled EDR Contact: 03/31/03

NPL LIENS: Federal Superfund Liens

Source: EPA
Telephone: 205-564-4267

Federal Superfund Liens. Under the authority granted the USEPA by the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner receives notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/91
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 11/25/02
Date of Next Scheduled EDR Contact: 02/24/03

PADS: PCB Activity Database System

Source: EPA
Telephone: 202-564-3887

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 09/20/02
Database Release Frequency: Annually

Date of Last EDR Contact: 11/13/02
Date of Next Scheduled EDR Contact: 02/10/03

RAATS: RCRA Administrative Action Tracking System

Source: EPA
Telephone: 202-564-4104

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/95
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 12/10/02
Date of Next Scheduled EDR Contact: 03/10/03

TRIS: Toxic Chemical Release Inventory System

Source: EPA
Telephone: 202-260-1531

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/00
Database Release Frequency: Annually

Date of Last EDR Contact: 12/26/02
Date of Next Scheduled EDR Contact: 03/24/03

TSCA: Toxic Substances Control Act

Source: EPA
Telephone: 202-260-5521

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/98
Database Release Frequency: Every 4 Years

Date of Last EDR Contact: 12/10/02
Date of Next Scheduled EDR Contact: 03/10/03

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Source: EPA

Telephone: 202-564-2501

Date of Government Version: 10/24/02

Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/26/02

Date of Next Scheduled EDR Contact: 03/24/03

SSTS: Section 7 Tracking Systems

Source: EPA

Telephone: 202-564-5008

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/00

Database Release Frequency: Annually

Date of Last EDR Contact: 01/21/03

Date of Next Scheduled EDR Contact: 04/21/03

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Source: EPA/Office of Prevention, Pesticides and Toxic Substances

Telephone: 202-564-2501

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 10/24/02

Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/26/02

Date of Next Scheduled EDR Contact: 03/24/03

STATE OF CALIFORNIA ASTM STANDARD RECORDS

AWP: Annual Workplan Sites

Source: California Environmental Protection Agency

Telephone: 916-323-3400

Known Hazardous Waste Sites. California DTSC's Annual Workplan (AWP), formerly BEP, identifies known hazardous substance sites targeted for cleanup.

Date of Government Version: 01/06/03

Date Made Active at EDR: 01/28/03

Database Release Frequency: Annually

Date of Data Arrival at EDR: 01/06/03

Elapsed ASTM days: 22

Date of Last EDR Contact: 01/06/03

CAL-SITES: Calsites Database

Source: Department of Toxic Substance Control

Telephone: 916-323-3400

The Calsites database contains potential or confirmed hazardous substance release properties. In 1996, California EPA reevaluated and significantly reduced the number of sites in the Calsites database.

Date of Government Version: 11/21/02

Date Made Active at EDR: 01/15/03

Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 12/09/02

Elapsed ASTM days: 37

Date of Last EDR Contact: 12/09/02

CHMIRS: California Hazardous Material Incident Report System

Source: Office of Emergency Services

Telephone: 916-845-8400

California Hazardous Material Incident Reporting System. CHMIRS contains information on reported hazardous material incidents (accidental releases or spills).

Date of Government Version: 12/31/01

Date Made Active at EDR: 01/15/03

Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 12/02/02

Elapsed ASTM days: 44

Date of Last EDR Contact: 11/25/02

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

CORTESE: "Cortese" Hazardous Waste & Substances Sites List

Source: CAL EPA/Office of Emergency Information

Telephone: 916-323-9100

The sites for the list are designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS), and the Department of Toxic Substances Control (Cal-Sites).

Date of Government Version: 04/01/01

Date Made Active at EDR: 07/26/01

Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 05/29/01

Elapsed ASTM days: 58

Date of Last EDR Contact: 01/31/03

NOTIFY 65: Proposition 65 Records

Source: State Water Resources Control Board

Telephone: 916-445-3846

Proposition 65 Notification Records. NOTIFY 65 contains facility notifications about any release which could impact drinking water and thereby expose the public to a potential health risk.

Date of Government Version: 10/21/93

Date Made Active at EDR: 11/19/93

Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 11/01/93

Elapsed ASTM days: 18

Date of Last EDR Contact: 01/20/03

TOXIC PITS: Toxic Pits Cleanup Act Sites

Source: State Water Resources Control Board

Telephone: 916-227-4364

Toxic PITS Cleanup Act Sites. TOXIC PITS identifies sites suspected of containing hazardous substances where cleanup has not yet been completed.

Date of Government Version: 07/01/95

Date Made Active at EDR: 09/26/95

Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 08/30/95

Elapsed ASTM days: 27

Date of Last EDR Contact: 11/04/02

SWF/LF (SWIS): Solid Waste Information System

Source: Integrated Waste Management Board

Telephone: 916-341-6320

Active, Closed and Inactive Landfills. SWF/LF records typically contain an inventory of solid waste disposal facilities or landfills. These may be active or inactive facilities or open dumps that failed to meet RCRA Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 12/16/02

Date Made Active at EDR: 01/15/03

Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 12/17/02

Elapsed ASTM days: 29

Date of Last EDR Contact: 12/17/02

WMUDS/SWAT: Waste Management Unit Database

Source: State Water Resources Control Board

Telephone: 916-227-4448

Waste Management Unit Database System. WMUDS is used by the State Water Resources Control Board staff and the Regional Water Quality Control Boards for program tracking and inventory of waste management units. WMUDS is composed of the following databases: Facility Information, Scheduled Inspections Information, Waste Management Unit Information, SWAT Program Information, SWAT Report Summary Information, SWAT Report Summary Data, Chapter 15 (formerly Subchapter 15) Information, Chapter 15 Monitoring Parameters, TPCA Program Information, RCRA Program Information, Closure Information, and Interested Parties Information.

Date of Government Version: 04/01/00

Date Made Active at EDR: 05/10/00

Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 04/10/00

Elapsed ASTM days: 30

Date of Last EDR Contact: 12/10/02

LUST: Leaking Underground Storage Tank Information System

Source: State Water Resources Control Board

Telephone: 916-341-5740

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/06/03
Date Made Active at EDR: 02/04/03
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 01/08/03
Elapsed ASTM days: 27
Date of Last EDR Contact: 01/08/03

CA BOND EXP. PLAN: Bond Expenditure Plan

Source: Department of Health Services
Telephone: 916-255-2118

Department of Health Services developed a site-specific expenditure plan as the basis for an appropriation of Hazardous Substance Cleanup Bond Act funds. It is not updated.

Date of Government Version: 01/01/89
Date Made Active at EDR: 08/02/94
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 07/27/94
Elapsed ASTM days: 6
Date of Last EDR Contact: 05/31/94

CA UST:

UST: Active UST Facilities

Source: SWRCB
Telephone: 916-341-5700
Active UST facilities gathered from the local regulatory agencies

Date of Government Version: 01/06/03
Date Made Active at EDR: 01/28/03
Database Release Frequency: Semi-Annually

Date of Data Arrival at EDR: 01/08/03
Elapsed ASTM days: 20
Date of Last EDR Contact: 01/08/03

VCP: Voluntary Cleanup Program Properties

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

Contains low threat level properties with either confirmed or unconfirmed releases and the project proponents have request that DTSC oversee investigation and/or cleanup activities and have agreed to provide coverage for DTSC's costs.

Date of Government Version: 12/30/02
Date Made Active at EDR: 01/28/03
Database Release Frequency: Quarterly

Date of Data Arrival at EDR: 01/06/03
Elapsed ASTM days: 22
Date of Last EDR Contact: 01/06/03

INDIAN UST: Underground Storage Tanks on Indian Land

Source: EPA Region 9
Telephone: 415-972-3368

Date of Government Version: N/A
Date Made Active at EDR: N/A
Database Release Frequency: Varies

Date of Data Arrival at EDR: N/A
Elapsed ASTM days: 0
Date of Last EDR Contact: N/A

CA FID UST: Facility Inventory Database

Source: California Environmental Protection Agency
Telephone: 916-445-6532

The Facility Inventory Database (FID) contains a historical listing of active and inactive underground storage tank locations from the State Water Resource Control Board. Refer to local/county source for current data.

Date of Government Version: 10/31/94
Date Made Active at EDR: 09/29/95
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 09/05/95
Elapsed ASTM days: 24
Date of Last EDR Contact: 12/28/98

HIST UST: Hazardous Substance Storage Container Database

Source: State Water Resources Control Board
Telephone: 916-341-5700

The Hazardous Substance Storage Container Database is a historical listing of UST sites. Refer to local/county source for current data.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 10/15/90
Date Made Active at EDR: 02/12/91
Database Release Frequency: No Update Planned

Date of Data Arrival at EDR: 01/25/91
Elapsed ASTM days: 18
Date of Last EDR Contact: 07/26/01

STATE OF CALIFORNIA ASTM SUPPLEMENTAL RECORDS

AST: Aboveground Petroleum Storage Tank Facilities
Source: State Water Resources Control Board
Telephone: 916-341-5712
Registered Aboveground Storage Tanks.

Date of Government Version: 11/20/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 11/04/02
Date of Next Scheduled EDR Contact: 02/03/03

CLEANERS: Cleaner Facilities

Source: Department of Toxic Substance Control
Telephone: 916-225-0873

A list of drycleaner related facilities that have EPA ID numbers. These are facilities with certain SIC codes: power laundries, family and commercial; garment pressing and cleaner's agents; linen supply; coin-operated laundries and cleaning; drycleaning plants, except rugs; carpet and upholster cleaning; industrial launderers; laundry and garment services.

Date of Government Version: 03/18/02
Database Release Frequency: Annually

Date of Last EDR Contact: 01/10/03
Date of Next Scheduled EDR Contact: 04/07/03

DEED: List of Deed Restrictions

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

The use of recorded land use restrictions is one of the methods the DTSC uses to protect the public from unsafe exposures to hazardous substances and wastes.

Date of Government Version: 01/03/03
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/06/03
Date of Next Scheduled EDR Contact: 04/07/03

LOCAL RECORDS

ALAMEDA COUNTY:

Local Oversight Program Listing of UGT Cleanup Sites

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700

Date of Government Version: 12/02/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/27/03
Date of Next Scheduled EDR Contact: 04/28/03

Underground Tanks

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700

Date of Government Version: 11/26/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/27/03
Date of Next Scheduled EDR Contact: 04/28/03

CONTRA COSTA COUNTY:

Site List

Source: Contra Costa Health Services Department
Telephone: 925-646-2286

List includes sites from the underground tank, hazardous waste generator and business plan/2185 programs.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 06/05/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 12/02/02
Date of Next Scheduled EDR Contact: 03/03/03

FRESNO COUNTY:

CUPA Resources List

Source: Dept. of Community Health
Telephone: 559-445-3271

Certified Unified Program Agency. CUPA's are responsible for implementing a unified hazardous materials and hazardous waste management regulatory program. The agency provides oversight of businesses that deal with hazardous materials, operate underground storage tanks or aboveground storage tanks.

Date of Government Version: 10/31/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 11/12/02
Date of Next Scheduled EDR Contact: 02/10/03

KERN COUNTY:

Underground Storage Tank Sites & Tank Listing

Source: Kern County Environment Health Services Department
Telephone: 661-862-8700
Kern County Sites and Tanks Listing.

Date of Government Version: 06/01/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/02/02
Date of Next Scheduled EDR Contact: 03/03/03

LOS ANGELES COUNTY:

List of Solid Waste Facilities

Source: La County Department of Public Works
Telephone: 818-458-5185

Date of Government Version: 10/28/02
Database Release Frequency: Varies

Date of Last EDR Contact: 11/21/02
Date of Next Scheduled EDR Contact: 02/17/03

City of El Segundo Underground Storage Tank

Source: City of El Segundo Fire Department
Telephone: 310-607-2239

Date of Government Version: 11/01/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 11/18/02
Date of Next Scheduled EDR Contact: 02/17/03

City of Long Beach Underground Storage Tank

Source: City of Long Beach Fire Department
Telephone: 562-570-2543

Date of Government Version: 05/30/02
Database Release Frequency: Annually

Date of Last EDR Contact: 11/25/02
Date of Next Scheduled EDR Contact: 02/24/03

City of Torrance Underground Storage Tank

Source: City of Torrance Fire Department
Telephone: 310-618-2973

Date of Government Version: 08/01/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 11/18/02
Date of Next Scheduled EDR Contact: 02/17/03

City of Los Angeles Landfills

Source: Engineering & Construction Division
Telephone: 213-473-7869

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 03/01/02
Database Release Frequency: Varies

Date of Last EDR Contact: 12/17/02
Date of Next Scheduled EDR Contact: 03/17/03

HMS: Street Number List

Source: Department of Public Works
Telephone: 626-458-3517
Industrial Waste and Underground Storage Tank Sites.

Date of Government Version: 11/27/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 11/18/02
Date of Next Scheduled EDR Contact: 02/17/03

Site Mitigation List

Source: Community Health Services
Telephone: 323-890-7806
Industrial sites that have had some sort of spill or complaint.

Date of Government Version: 02/28/02
Database Release Frequency: Annually

Date of Last EDR Contact: 11/18/02
Date of Next Scheduled EDR Contact: 02/17/03

San Gabriel Valley Areas of Concern

Source: EPA Region 9
Telephone: 415-972-3178
San Gabriel Valley areas where VOC contamination is at or above the MCL as designated by region 9 EPA office.

Date of Government Version: 12/31/98
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 06/29/99
Date of Next Scheduled EDR Contact: N/A

MARIN COUNTY:

Underground Storage Tank Sites

Source: Public Works Department Waste Management
Telephone: 415-499-6647
Currently permitted USTs in Marin County.

Date of Government Version: 08/06/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 11/04/02
Date of Next Scheduled EDR Contact: 02/03/03

NAPA COUNTY:

Sites With Reported Contamination

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269

Date of Government Version: 09/30/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 12/30/02
Date of Next Scheduled EDR Contact: 03/31/03

Closed and Operating Underground Storage Tank Sites

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269

Date of Government Version: 09/30/02
Database Release Frequency: Annually

Date of Last EDR Contact: 12/30/02
Date of Next Scheduled EDR Contact: 03/31/03

ORANGE COUNTY:

List of Underground Storage Tank Cleanups

Source: Health Care Agency
Telephone: 714-834-3446
Orange County Underground Storage Tank Cleanups (LUST).

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 11/04/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/09/02
Date of Next Scheduled EDR Contact: 03/10/03

List of Underground Storage Tank Facilities

Source: Health Care Agency
Telephone: 714-834-3446
Orange County Underground Storage Tank Facilities (UST).

Date of Government Version: 11/27/01
Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/09/02
Date of Next Scheduled EDR Contact: 03/10/03

List of Industrial Site Cleanups

Source: Health Care Agency
Telephone: 714-834-3446
Petroleum and non-petroleum spills.

Date of Government Version: 10/24/00
Database Release Frequency: Annually

Date of Last EDR Contact: 12/09/02
Date of Next Scheduled EDR Contact: 03/10/03

PLACER COUNTY:

Master List of Facilities

Source: Placer County Health and Human Services
Telephone: 530-889-7312
List includes aboveground tanks, underground tanks and cleanup sites.

Date of Government Version: 10/22/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 12/26/02
Date of Next Scheduled EDR Contact: 03/24/03

RIVERSIDE COUNTY:

Listing of Underground Tank Cleanup Sites

Source: Department of Public Health
Telephone: 909-358-5055
Riverside County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 09/26/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/20/03
Date of Next Scheduled EDR Contact: 04/21/03

Underground Storage Tank Tank List

Source: Health Services Agency
Telephone: 909-358-5055

Date of Government Version: 09/04/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/20/03
Date of Next Scheduled EDR Contact: 04/21/03

SACRAMENTO COUNTY:

CS - Contaminated Sites

Source: Sacramento County Environmental Management
Telephone: 916-875-8406

Date of Government Version: 10/25/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 11/04/02
Date of Next Scheduled EDR Contact: 02/03/03

ML - Regulatory Compliance Master List

Source: Sacramento County Environmental Management
Telephone: 916-875-8406

Any business that has hazardous materials on site - hazardous material storage sites, underground storage tanks, waste generators.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 11/05/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 11/04/02
Date of Next Scheduled EDR Contact: 02/03/03

SAN DIEGO COUNTY:

Solid Waste Facilities

Source: Department of Health Services
Telephone: 619-338-2209
San Diego County Solid Waste Facilities.

Date of Government Version: 08/01/00
Database Release Frequency: Varies

Date of Last EDR Contact: 11/25/02
Date of Next Scheduled EDR Contact: 02/24/03

Hazardous Materials Management Division Database

Source: Hazardous Materials Management Division
Telephone: 619-338-2268

The database includes: HE58 - This report contains the business name, site address, business phone number, establishment 'H' permit number, type of permit, and the business status. HE17 - In addition to providing the same information provided in the HE58 listing, HE17 provides inspection dates, violations received by the establishment, hazardous waste generated, the quantity, method of storage, treatment/disposal of waste and the hauler, and information on underground storage tanks. Unauthorized Release List - Includes a summary of environmental contamination cases in San Diego County (underground tank cases, non-tank cases, groundwater contamination, and soil contamination are included.)

Date of Government Version: 03/31/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/09/03
Date of Next Scheduled EDR Contact: 04/07/03

SAN FRANCISCO COUNTY:

Local Oversight Facilities

Source: Department Of Public Health San Francisco County
Telephone: 415-252-3920

Date of Government Version: 12/11/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/09/02
Date of Next Scheduled EDR Contact: 03/10/03

Underground Storage Tank Information

Source: Department of Public Health
Telephone: 415-252-3920

Date of Government Version: 12/11/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/09/02
Date of Next Scheduled EDR Contact: 03/10/03

SAN MATEO COUNTY:

Fuel Leak List

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921

Date of Government Version: 10/28/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/27/03
Date of Next Scheduled EDR Contact: 04/28/03

Business Inventory

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921

List includes Hazardous Materials Business Plan, hazardous waste generators, and underground storage tanks.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 05/01/02
Database Release Frequency: Annually

Date of Last EDR Contact: 01/13/03
Date of Next Scheduled EDR Contact: 04/14/03

SANTA CLARA COUNTY:

Fuel Leak Site Activity Report

Source: Santa Clara Valley Water District
Telephone: 408-265-2600

Date of Government Version: 01/08/03
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 12/30/02
Date of Next Scheduled EDR Contact: 03/31/03

Hazardous Material Facilities

Source: City of San Jose Fire Department
Telephone: 408-277-4659

Date of Government Version: 01/03/02
Database Release Frequency: Annually

Date of Last EDR Contact: 12/09/02
Date of Next Scheduled EDR Contact: 03/10/03

SOLANO COUNTY:

Leaking Underground Storage Tanks

Source: Solano County Department of Environmental Management
Telephone: 707-421-6770

Date of Government Version: 12/20/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/16/02
Date of Next Scheduled EDR Contact: 03/17/03

Underground Storage Tanks

Source: Solano County Department of Environmental Management
Telephone: 707-421-6770

Date of Government Version: 12/18/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/16/02
Date of Next Scheduled EDR Contact: 03/17/03

SONOMA COUNTY:

Leaking Underground Storage Tank Sites

Source: Department of Health Services
Telephone: 707-565-6565

Date of Government Version: 11/29/01
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/27/03
Date of Next Scheduled EDR Contact: 04/28/03

SUTTER COUNTY:

Underground Storage Tanks

Source: Sutter County Department of Agriculture
Telephone: 530-822-7500

Date of Government Version: 07/01/01
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 01/06/03
Date of Next Scheduled EDR Contact: 04/07/03

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

VENTURA COUNTY:

Inventory of Illegal Abandoned and Inactive Sites

Source: Environmental Health Division

Telephone: 805-654-2813

Ventura County Inventory of Closed, Illegal Abandoned, and Inactive Sites.

Date of Government Version: 09/01/02

Database Release Frequency: Annually

Date of Last EDR Contact: 01/13/03

Date of Next Scheduled EDR Contact: 04/14/03

Listing of Underground Tank Cleanup Sites

Source: Environmental Health Division

Telephone: 805-654-2813

Ventura County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 09/04/02

Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/17/02

Date of Next Scheduled EDR Contact: 03/17/03

Underground Tank Closed Sites List

Source: Environmental Health Division

Telephone: 805-654-2813

Ventura County Operating Underground Storage Tank Sites (UST)/Underground Tank Closed Sites List.

Date of Government Version: 10/21/02

Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/31/03

Date of Next Scheduled EDR Contact: 04/14/03

Business Plan, Hazardous Waste Producers, and Operating Underground Tanks

Source: Ventura County Environmental Health Division

Telephone: 805-654-2813

The BWT list indicates by site address whether the Environmental Health Division has Business Plan (B), Waste Producer (W), and/or Underground Tank (T) information.

Date of Government Version: 09/13/02

Database Release Frequency: Quarterly

Date of Last EDR Contact: 12/17/02

Date of Next Scheduled EDR Contact: 03/17/03

YOLO COUNTY:

Underground Storage Tank Comprehensive Facility Report

Source: Yolo County Department of Health

Telephone: 530-666-8646

Date of Government Version: 10/28/02

Database Release Frequency: Annually

Date of Last EDR Contact: 01/20/03

Date of Next Scheduled EDR Contact: 04/21/03

California Regional Water Quality Control Board (RWQCB) LUST Records

LUST REG 1: Active Toxic Site Investigation

Source: California Regional Water Quality Control Board North Coast (1)

Telephone: 707-576-2220

Del Norte, Humboldt, Lake, Mendocino, Modoc, Siskiyou, Sonoma, Trinity counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/01/01

Database Release Frequency: No Update Planned

Date of Last EDR Contact: 11/25/02

Date of Next Scheduled EDR Contact: 02/24/03

LUST REG 2: Fuel Leak List

Source: California Regional Water Quality Control Board San Francisco Bay Region (2)

Telephone: 510-286-0457

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 10/01/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/13/03
Date of Next Scheduled EDR Contact: 04/14/03

LUST REG 3: Leaking Underground Storage Tank Database

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-549-3147

Date of Government Version: 11/18/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 11/18/02
Date of Next Scheduled EDR Contact: 02/17/03

LUST REG 4: Underground Storage Tank Leak List

Source: California Regional Water Quality Control Board Los Angeles Region (4)
Telephone: 213-266-6600

Los Angeles, Ventura counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 08/09/01
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 12/30/02
Date of Next Scheduled EDR Contact: 03/31/03

LUST REG 5: Leaking Underground Storage Tank Database

Source: California Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-255-3125

Date of Government Version: 10/01/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/06/03
Date of Next Scheduled EDR Contact: 04/07/03

LUST REG 6L: Leaking Underground Storage Tank Case Listing

Source: California Regional Water Quality Control Board Lahontan Region (6)
Telephone: 916-542-5424

For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 01/01/03
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 01/06/03
Date of Next Scheduled EDR Contact: 04/07/03

LUST REG 6V: Leaking Underground Storage Tank Case Listing

Source: California Regional Water Quality Control Board Victorville Branch Office (6)
Telephone: 760-346-7491

Date of Government Version: 10/25/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/06/03
Date of Next Scheduled EDR Contact: 04/07/03

LUST REG 7: Leaking Underground Storage Tank Case Listing

Source: California Regional Water Quality Control Board Colorado River Basin Region (7)
Telephone: 760-346-7491

Date of Government Version: 07/02/02
Database Release Frequency: Semi-Annually

Date of Last EDR Contact: 12/30/02
Date of Next Scheduled EDR Contact: 03/31/03

LUST REG 8: Leaking Underground Storage Tanks

Source: California Regional Water Quality Control Board Santa Ana Region (8)
Telephone: 909-782-4498

California Regional Water Quality Control Board Santa Ana Region (8). For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 12/02/02
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 11/13/02
Date of Next Scheduled EDR Contact: 02/10/03

LUST REG 9: Leaking Underground Storage Tank Report

Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-467-2980

Orange, Riverside, San Diego counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 03/01/01
Database Release Frequency: No Update Planned

Date of Last EDR Contact: 01/20/03
Date of Next Scheduled EDR Contact: 04/21/03

EDR PROPRIETARY HISTORICAL DATABASES

EDR Historical Gas Station and Dry Cleaners: EDR has searched select national collections of business directories and has collected listings of potential dry cleaner and gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning and gas station/filling station/service station establishments. The categories reviewed included, but were not limited to: *gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, dry cleaner, cleaners, laundry, laundromat, cleaning/laundry, wash & dry, etc.*

This information is meant to assist and complement environmental professionals in their conduct of environmental site assessments, and is not meant to be a substitute for a full historical investigation as defined in ASTM E1527. The information provided in this proprietary database may or may not be complete; i.e., the absence of a dry cleaner or gas station/filling station/service station site does not necessarily mean that such a site did not exist in the area covered by this report.

(A note on "dry cleaning" sites: it is not possible for EDR to differentiate between establishments that use PERC on-site as a cleaning solvent and sites that function simply as drop-off and pick-up locations or that are traditional wet cleaning/laundry facilities. Therefore, it is essential for environmental professionals to incorporate professional judgment in the evaluation of each site.)

Former Manufactured Gas (Coal Gas) Sites: The existence and location of Coal Gas sites is provided exclusively to EDR by Real Property Scan, Inc. ©Copyright 1993 Real Property Scan, Inc. For a technical description of the types of hazards which may be found at such sites, contact your EDR customer service representative.

Disclaimer Provided by Real Property Scan, Inc.

The information contained in this report has predominantly been obtained from publicly available sources produced by entities other than Real Property Scan. While reasonable steps have been taken to insure the accuracy of this report, Real Property Scan does not guarantee the accuracy of this report. Any liability on the part of Real Property Scan is strictly limited to a refund of the amount paid. No claim is made for the actual existence of toxins at any site. This report does not constitute a legal opinion.

STATE OF CALIFORNIA BROWNFIELDS DATABASES RECORDS

VCP: Voluntary Cleanup Program Properties

Source: Department of Toxic Substances Control
Telephone: 916-323-3400

Contains low threat level properties with either confirmed or unconfirmed releases and the project proponents have request that DTSC oversee investigation and/or cleanup activities and have agreed to provide coverage for DTSC's costs.

Date of Government Version: 12/30/02
Database Release Frequency: Quarterly

Date of Last EDR Contact: 01/06/03
Date of Next Scheduled EDR Contact: 04/07/03

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Oil/Gas Pipelines/Electrical Transmission Lines: This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines and electrical transmission lines.

Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 1999 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 from the U.S. Fish and Wildlife Service.

STREET AND ADDRESS INFORMATION

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GEOCHECK® - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

FUERTE FARMS
FUERTE DRIVE/DAMON LANE
EL CAJON, CA 92020

TARGET PROPERTY COORDINATES

Latitude (North):	32.759998 - 32° 45' 36.0"
Longitude (West):	116.943703 - 116° 56' 37.3"
Universal Tranverse Mercator:	Zone 11
UTM X (Meters):	505273.6
UTM Y (Meters):	3624492.0

EDR's GeoCheck Physical Setting Source Addendum has been developed to assist the environmental professional with the collection of physical setting source information in accordance with ASTM 1527-00, Section 7.2.3. Section 7.2.3 requires that a current USGS 7.5 Minute Topographic Map (or equivalent, such as the USGS Digital Elevation Model) be reviewed. It also requires that one or more additional physical setting sources be sought when (1) conditions have been identified in which hazardous substances or petroleum products are likely to migrate to or from the property, and (2) more information than is provided in the current USGS 7.5 Minute Topographic Map (or equivalent) is generally obtained, pursuant to local good commercial or customary practice, to assess the impact of migration of recognized environmental conditions in connection with the property. Such additional physical setting sources generally include information about the topographic, hydrologic, hydrogeologic, and geologic characteristics of a site, and wells in the area.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata. EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

USGS TOPOGRAPHIC MAP ASSOCIATED WITH THIS SITE

Target Property: 2432116-G8 EL CAJON, CA
Source: USGS 7.5 min quad index

GENERAL TOPOGRAPHIC GRADIENT AT TARGET PROPERTY

Target Property: General South

Source: General Topographic Gradient has been determined from the USGS 1 Degree Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

<u>Target Property County</u>	<u>FEMA Flood</u>
SAN DIEGO, CA	<u>Electronic Data</u>
	Not Available

Flood Plain Panel at Target Property: Not Reported

Additional Panels in search area: Not Reported

NATIONAL WETLAND INVENTORY

<u>NWI Quad at Target Property</u>	<u>NWI Electronic</u>
EL CAJON	<u>Data Coverage</u>
	YES - refer to the Overview Map and Detail Map

HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Site-Specific Hydrogeological Data:*

Search Radius: 2.0 miles
Status: Not found

AQUIFLOW®

Search Radius: 2.000 Miles.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
Not Reported		

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

GEOLOGIC AGE IDENTIFICATION

Era:	Mesozoic
System:	Cretaceous
Series:	Cretaceous granitic rocks
Code:	Kg (decoded above as Era, System & Series)

Category: Plutonic and Intrusive Rocks

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps. The following information is based on Soil Conservation Service STATSGO data.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Component Name: CIENEBA

Soil Surface Texture: coarse sandy loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Somewhat excessive. Soils have high hydraulic conductivity and low water holding capacity. Depth to water table is more than 6 feet.

Hydric Status: Soil does not meet the requirements for a hydric soil.

Corrosion Potential - Uncoated Steel: MODERATE

Depth to Bedrock Min: > 4 inches

Depth to Bedrock Max: > 20 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Permeability Rate (in/hr)	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	10 inches	coarse sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COURSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 6.00 Min: 2.00	Max: 7.30 Min: 5.10
2	10 inches	14 inches	weathered bedrock	Not reported	Not reported	Max: 0.00 Min: 0.00	Max: 0.00 Min: 0.00

OTHER SOIL TYPES IN AREA

Based on Soil Conservation Service STATSGO data, the following additional subordinant soil types may appear within the general area of target property.

Soil Surface Textures: unweathered bedrock
sandy loam
gravelly - sand
stony - fine sandy loam

Surficial Soil Types: unweathered bedrock
sandy loam
gravelly - sand
stony - fine sandy loam

Shallow Soil Types: fine sandy loam
gravelly - loam

Deeper Soil Types: unweathered bedrock
stratified
very fine sandy loam
gravelly - sandy loam

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

ADDITIONAL ENVIRONMENTAL RECORD SOURCES

According to ASTM E 1527-00, Section 7.2.2, "one or more additional state or local sources of environmental records may be checked, in the discretion of the environmental professional, to enhance and supplement federal and state sources... Factors to consider in determining which local or additional state records, if any, should be checked include (1) whether they are reasonably ascertainable, (2) whether they are sufficiently useful, accurate, and complete in light of the objective of the records review (see 7.1.1), and (3) whether they are obtained, pursuant to local, good commercial or customary practice." One of the record sources listed in Section 7.2.2 is water well information. Water well information can be used to assist the environmental professional in assessing sources that may impact groundwater flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No Wells Found		

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

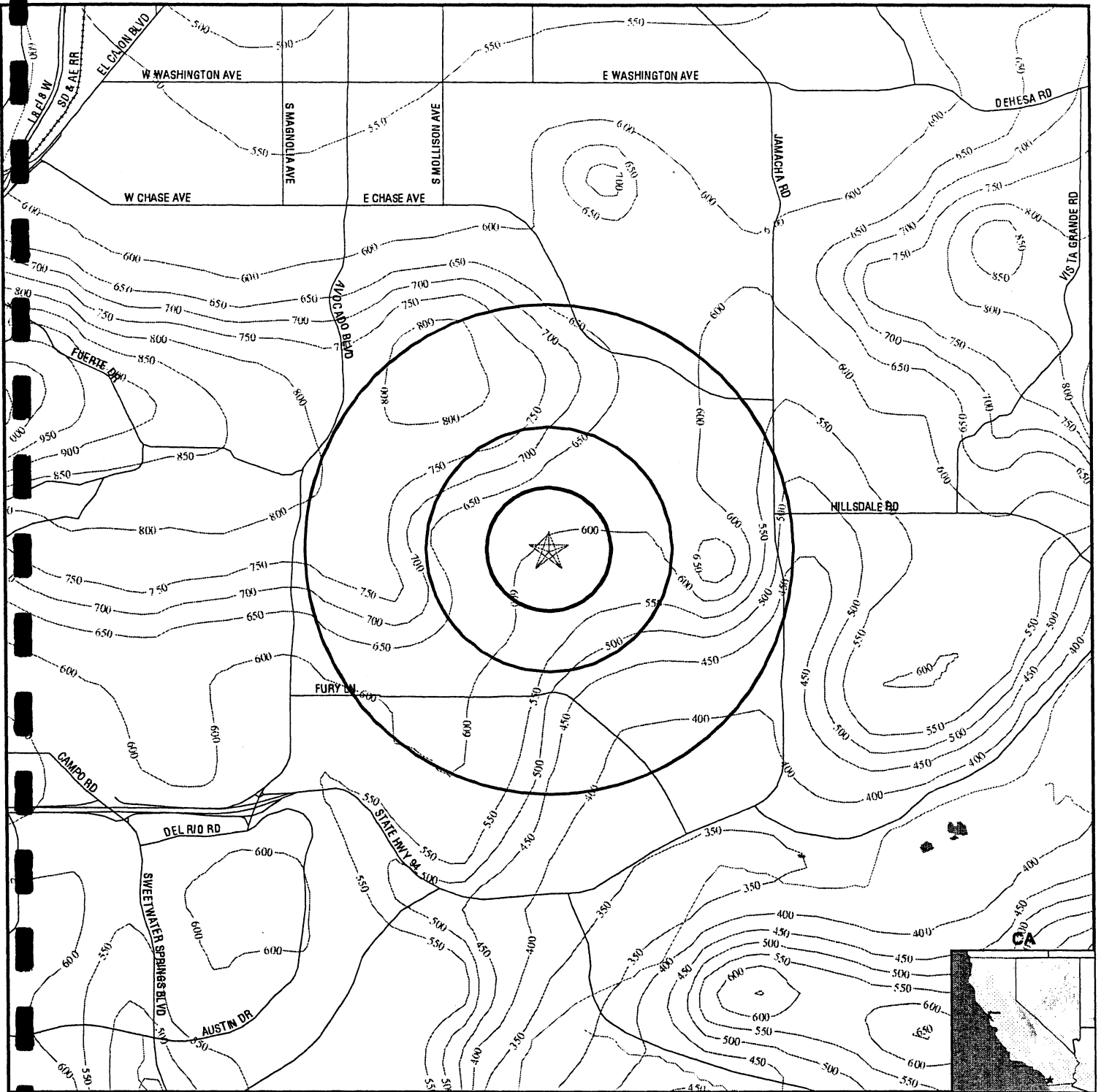
<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No PWS System Found		

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No Wells Found		

PHYSICAL SETTING SOURCE MAP - 924451.3s



- County Boundary
- Major Roads
- Contour Lines
- Earthquake Fault Lines
- Water Wells
- Public Water Supply Wells
- Groundwater Flow Direction
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location
- Cluster of Multiple Icons

- Earthquake epicenter, Richter 5 or greater
- Closest Hydrogeological Data
- Oil, gas or related wells

0 1/2 1 2 Miles



TARGET PROPERTY: Fuerte Farms
ADDRESS: Fuerte Drive/Damon Lane
CITY/STATE/ZIP: El Cajon CA 92020
LAT/LONG: 32.7600 / 116.9437

CUSTOMER: GeoSoils, Inc.
CONTACT: Donna Gooley
INQUIRY #: 924451.3s
DATE: February 10, 2003 1:58 pm

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

Federal EPA Radon Zone for SAN DIEGO County: 3

Note: Zone 1 indoor average level > 4 pCi/L.

: Zone 2 indoor average level ≥ 2 pCi/L and ≤ 4 pCi/L.

: Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for Zip Code: 92020

Number of sites tested: 1

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	-0.100 pCi/L	100%	0%	0%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	Not Reported	Not Reported	Not Reported	Not Reported

PHYSICAL SETTING SOURCE RECORDS SEARCHED

HYDROLOGIC INFORMATION

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 1999 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 from the U.S. Fish and Wildlife Service.

HYDROGEOLOGIC INFORMATION

AQUIFLOW[®] Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the national Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

ADDITIONAL ENVIRONMENTAL RECORD SOURCES

FEDERAL WATER WELLS

PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: In November 1971 the United States Geological Survey (USGS) implemented a national water resource information tracking system. This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on more than 900,000 wells, springs, and other sources of groundwater.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

STATE RECORDS

California Drinking Water Quality Database

Source: Department of Health Services

Telephone: 916-324-2319

The database includes all drinking water compliance and special studies monitoring for the state of California since 1984. It consists of over 3,200,000 individual analyses along with well and water system information.

California Oil and Gas Well Locations for District 2, 3, 5 and 6

Source: Department of Conservation

Telephone: 916-323-1779

RADON

Area Radon Information

Source: USGS

Telephone: 303-202-4210

The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones

Source: EPA

Telephone: 202-564-9370

Sections 307 & 309 of IRRA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration

California Earthquake Fault Lines: The fault lines displayed on EDR's Topographic map are digitized quaternary fault lines, prepared in 1975 by the United State Geological Survey. Additional information (also from 1975) regarding activity at specific fault lines comes from California's Preliminary Fault Activity Map prepared by the California Division of Mines and Geology.